



## Braehead

Hythe, Southampton, SO45 4NT

- Gorgeous Four Bed Family Home
- Off Road Parking, Detached Garage, Enclosed Rear Garden
- Four Double Bedrooms, Stylish Kitchen with Integral Appliances
- Brilliant Location Near Local Amenities and Great School Catchment Area

**Asking Price Of £530,000**

EPC Rating 'TBC'







## Property Description

### **HALLWAY**

Welcoming front hall, with access to all lower rooms and staircase, composite glazed front door and Karndean flooring.

### **LIVING ROOM**

Spacious and bright living room with rear and side aspect double glazed windows, sliding double glazed patio doors to lean-to conservatory. Working electric fireplace and plush carpets. The perfect space for the whole family.



## **KITCHEN/BREAKFAST ROOM**

Stylish Magnet kitchen comprising of wall and base level cream storage units with shimmering black quartz worksurfaces. Single and a half drainer stainless steel sink with chrome mixer tap. Integral appliances include; AEG five hob gas burger stove with AEG extractor hood overhead and glass splash back, dual Zanussi ovens and grill, integrated fridge freezer, and Hotpoint dishwasher. Breakfast bar with matching base level storage beneath. Front aspect double glazed window and side aspect composite glazed door to garden. Karndean flooring.



## **OFFICE**

Quiet office space with a front aspect double glazed window and plush carpets. Tucked away at the front of the house, just by the kitchen this room has the potential to be utilised as much more, maybe a child's playroom, dining room or guest bedroom.



## **CLOAKROOM**

Ground floor cloakroom comprising of a white ceramic basin with chrome mixer tap and mosaic style splash back, white ceramic WC with push button flush. Side aspect frosted double glazed window, laminate flooring and storage cupboard.



## **MASTER BEDROOM**

Large double bedroom with rear aspect double glazed windows, plush carpet and built in Sharps wardrobes and base unit.

## **BEDROOM TWO**

Spacious double bedroom with front aspect double glazed windows and plush carpets.

## **BEDROOM THREE**

Spacious double bedroom with front aspect double glazed windows and plush carpets.





#### **BEDROOM FOUR**

Double bedroom with rear aspect double glazed windows and plush carpets.

#### **BATHROOM**

Modern three piece family bathroom comprising of white ceramic basin with chrome mixer tap and bespoke Montrose storage beneath, white ceramic WC with push button flush and bespoke Montrose storage behind, white enamel bath with chrome fittings, shower overhead and glass screen. Side aspect double glazed frosted windows, heated towel rail and mottled vinyl flooring.



#### **LANDING**

Access to all bedrooms and family bathroom, pull-down loft access and airing cupboard.

#### **CONSERVATORY**

Lean-to Conservatory accessed from sliding doors in living room. Double glazing throughout with double patio doors to garden.



#### **GARDEN**

Spacious enclosed rear garden, with patio seating area and raised artificial grass lawn. Dual side gated access and access to garage.

#### **GARAGE**

Detached garage with electric connected and outside tap. Also accessible through side door into garden.

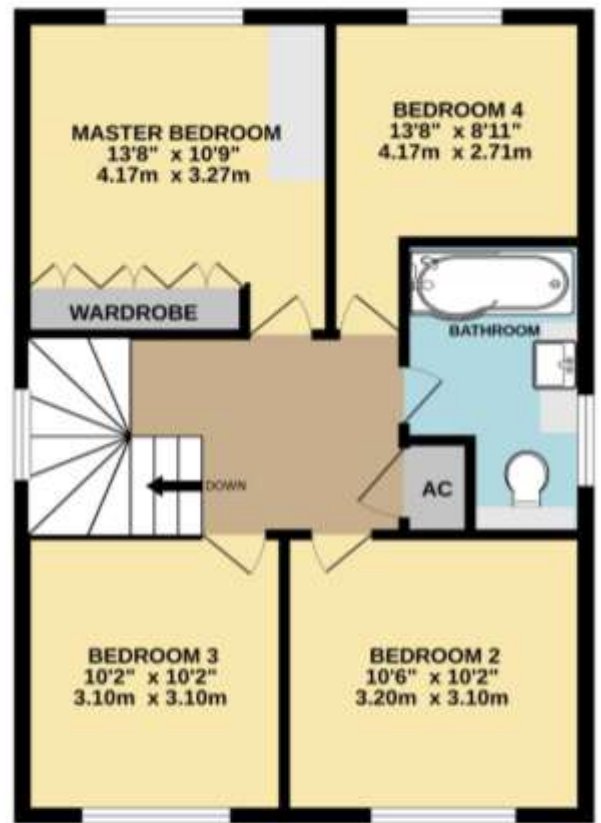
#### **ADDITIONAL INFO**

Double glazing throughout  
 Off road parking  
 Worcester boiler  
 Gas central heating  
 Brilliant location









Hotspur House  
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