



7 Cross Road, Bitterne, Southampton, SO19 4BY
£400,000

WHITE & GUARD

INTRODUCTION

This extended three bedroom detached house offers excellent accommodation throughout. On the ground floor the property briefly comprises an entrance hall, a 26ft lounge/diner, downstairs shower room, 16ft kitchen/diner and a conservatory. Whilst on the first floor are three bedrooms and a family bathroom. Additional benefits include off road parking, a garage and an enclosed rear garden.

LOCATION

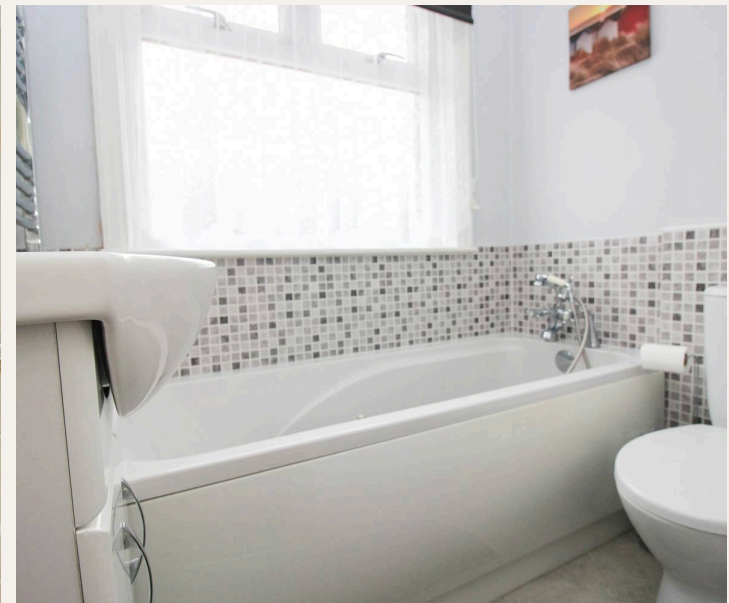
Bitterne has a thriving centre that offers a broad range of shops and general amenities along with its own infant, primary, junior, senior schools and train station. Southampton's city centre with its broad range of shops including WestQuay shopping centre, its array of bars, restaurants, cinemas, amenities and mainline railway station is within easy reach. Southampton Airport is also around twenty minutes away and all main motorway access routes are also close by, including M27, M3 and A3 to London.

OUTSIDE

A dropped kerb to the front provides access to the block paved driveway, providing off road parking for multiple vehicles. The driveway leads to the garage, which has an up and over door, and provides access to the front door. The front garden is mainly laid to lawn.

The rear garden has a hard standing patio with steps leading down to a mature rear garden which is mainly laid to lawn with bushes and bordering shrubs. The rear garden is enclosed via a wooden fence.

- Tenure - Freehold
- Southampton City Council - Band D
- EPC - Grade D





INSIDE

The property is accessed via the composite front door which opens into the entrance hall. The hallway has carpeted flooring, a radiator to one wall, stairs to the first floor with an under stairs storage cupboard housing the electric meter and then access to all principal rooms.

The downstairs shower room has tiled flooring and walls, a shower cubicle, a wash hand basin and WC.

The lounge/diner has a double glazed bay window to the front, carpeted flooring, a double radiator to two walls and a doorway leading to the conservatory. There is a feature fireplace with stone surround and hearth.

The kitchen has a double glazed window to the side and rear, with a double glazed door to the side leading out to the garden, has a radiator to one wall and vinyl tiled flooring. There is a mixture of wall and base units with granite worktops with an inset composite sink. Integrated SIEMENS appliances including a microwave oven, an oven and gas hob with extractor over, a fridge/freezer and a washing machine. Double doors from the kitchen then open through to the conservatory which has double glazed windows to the rear, carpeted flooring and a polycarbonate roof.

On the first floor landing there is a double glazed window to the side, carpeted flooring, a built-in storage cupboard over the stairs, a loft hatch and access to all principal rooms.

Bedroom one has a double glazed bay window to the front, carpeted flooring and a radiator to one wall.

Bedroom two has a double glazed window to the rear, carpeted flooring, a radiator to one wall and two built-in wardrobes.

Bedroom three has a double glazed window to the rear, carpeted flooring and a radiator to one wall.

The bathroom has an obscure double glazed window to the front, lino flooring and partly tiled walls, with a panel enclosed bath, a wash hand basin and WC.



SERVICES

Gas, electricity, water and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

Fibre Broadband is available with download speeds of up to 76 Mbps and upload speeds of up to 15 Mbps. Information has been provided by the Openreach website.

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