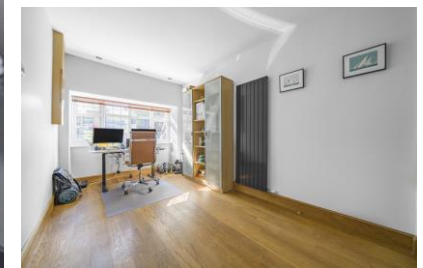
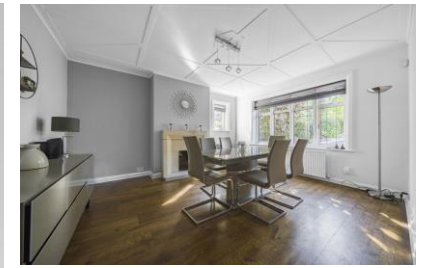




Chetwynd Road, Bassett, Southampton, Hampshire, SO16 3JA

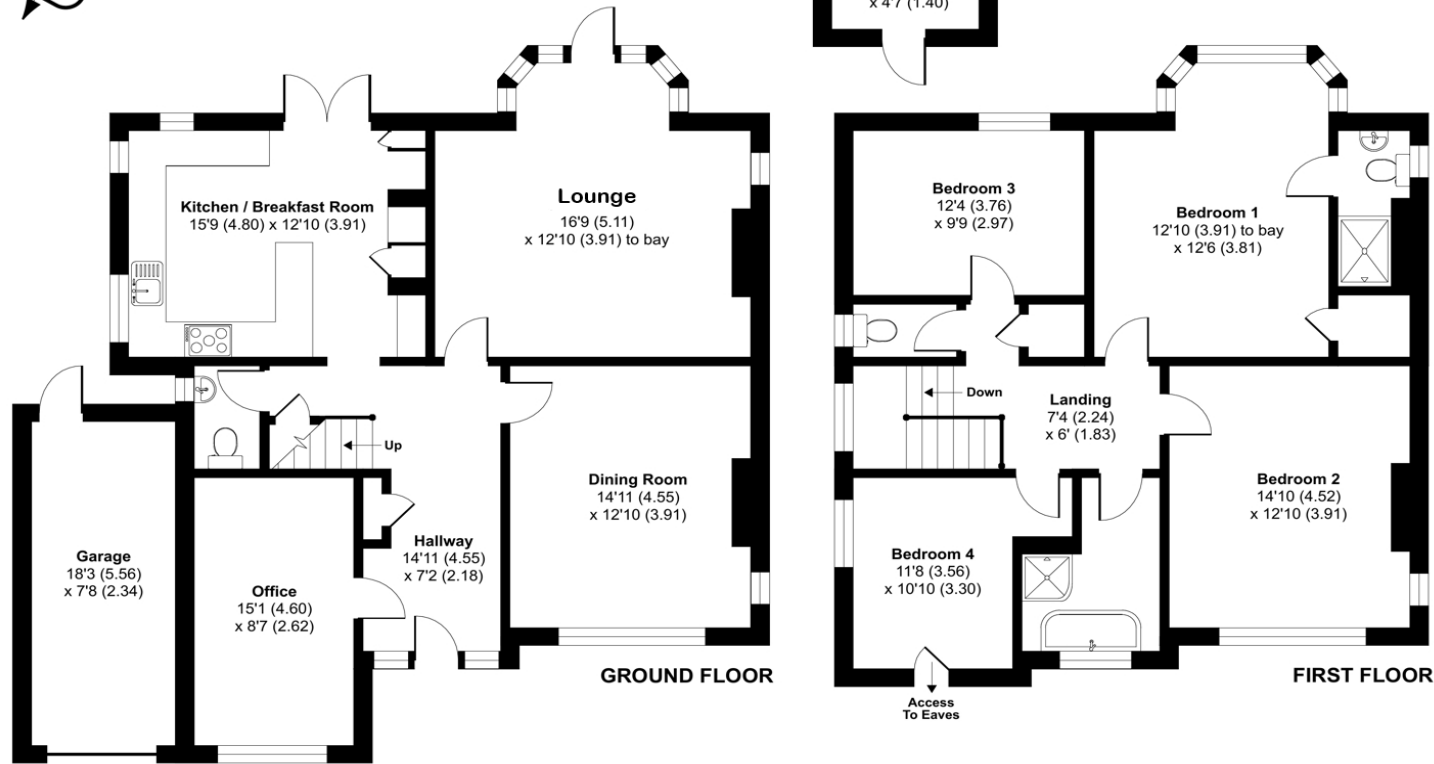


## ACCOMMODATION

A detached four-bedroom house found in a highly favoured residential area and ideally placed for access to The Common, University campus and The General Hospital, with popular schools found nearby. The property will appeal to purchasers seeking a traditional, character home of enviable proportions. The spacious accommodation comprises a hallway that has a cloakroom, while the spacious lounge has a feature fireplace and a deep rear aspect bay window. The large dining room has a front view and there is an additional room that is ideal as a home office or gym etc. The generously sized kitchen/breakfast room has a range of wall and base units with a breakfast bar creating a pleasing social space and doors which allow access to the garden. On the first floor there is a landing with an airing cupboard and a hatch providing access to the loft that, subject to the necessary consents, offers scope for conversion. The main bedroom has an en-suite shower and a walk-in wardrobe. Three further double bedrooms are served by a bathroom that displays a modern white suite. Outside the driveway provides off- road parking for several cars and there is a single garage. The rear garden has a large patio and steps lead down to the lawn where two decked areas are perfectly positioned for the best of the summer sun.



Approximate Area = 1872 sq ft / 173.9 sq m  
 Garage = 140 sq ft / 13 sq m  
 Outbuilding = 36 sq ft / 3.3 sq m  
 Total = 2048 sq ft / 190.2 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n|cheom 2023. Produced for Charters Estate Agents Limited. REF: 989036



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	52	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	70

## SITUATION

Bassett has proved to be a popular residential area due to the close proximity of the city golf course, The Common and sports centre that provide excellent recreational facilities. The University and General Hospital are found within the vicinity and access points to the M3 and M27 motorway networks allow fast lines of communication to London as well as regional towns and cities. The Parkway railway station is found opposite the international airport adjacent to Junction 5 of the M27 and provides a fast route to Waterloo. The city centre is a short drive away and offers extensive facilities including the West Quay shopping mall, numerous parks, restaurants, bars and cinemas. A variety of schools for all ages are found nearby



### **SPECIFICATION**

- Character detached house
- Highly sought-after location close to The Common
- Approximate south-facing rear garden
- Three generous reception rooms
- Feature kitchen/breakfast room
- Principal bedroom with en-suite and walk-in wardrobe
- Three further double bedrooms and stylish bathroom
- Attached garage and ample parking

### **LOCAL AUTHORITY**

Southampton City Council

Council Tax Band - F

### **GUIDE PRICE**

£699,950

### **TENURE**

Freehold