



11 Cheviot Drive, Dibden SO45 5TZ

£239,950

paul jeffreys



11 Cheviot Drive, Dibden

A 2-BEDROOM END OF TERRACE HOUSE

Within short walk of leisure centre & supermarket, gas central heating, double glazing, one allocated parking space. NO CHAIN

ACCOMMODATION

Entrance porch, lounge/diner, kitchen, 2 bedrooms, bathroom

ENTRANCE PORCH UPVC glazed front door, door to:

LOUNGE c.5.69m x 3.76m (18'8" x 12'4"). Two radiators, TV point, gas fire with marble effect hearth & wooden surround, small understairs cupboard, front aspect window.

KITCHEN c.3.76m x 2.49m (12'4" x 8'2"). Range of base units with cupboards & drawers, space for automatic washing machine, cooker, space for fridge/freezer, worktops, stainless steel sink unit, tiled splashbacks, range of wall cupboards, space for tumbler dryer, radiator, UPVC rear aspect window, UPVC part glazed door to rear.

LANDING Hatch to loft space, door to:

BEDROOM 1 c.3.76m x 3.15m (12'4" x 10'4"). Radiator, front aspect window.

BEDROOM 2 c.3.76m x 2.49m (12'4" x 8'2"). Radiator, built in overstairs cupboard, rear aspect window.

BATHROOM Panelled bath with mixer taps and shower fitment, partly tiled walls, WC, pedestal wash hand basin, extractor fan, radiator, side aspect window.

OUTSIDE FRONT: Mainly laid to lawn with shrub beds and small fence surrounding. REAR: Mainly laid to lawn, shrub beds with mature shrubbery, rear gate leading to single parking space.

COUNCIL TAX BAND 'B' - payable 2021/22 - £1,511.07.

EPC RATING 'C'.

GROSS SQUARE MEASUREMENTS 63.7 sq. metres (685.8 sq. feet) approx.

TENURE The Agents are advised this property is FREEHOLD

DIRECTIONS Leave Hythe via Jones Lane and the end of the road turn right onto Southampton Road, follow for approx. ½ mile turning left into Claypits Lane and follow to the end where you will come to the mini roundabout, take 2nd exit (still Claypits Lane). At the T turn left into Cumberland Way and 2nd left into Cheviot Drive where the property will be found up the walkway on the left hand side.

NOTE PAUL JEFFREYS HAVE NOT TESTED ANY APPLIANCE MENTIONED IN THESE PARTICULARS, INCLUDING CENTRAL HEATING AND SERVICES AND CANNOT CONFIRM THAT THEY ARE IN WORKING ORDER. ALL PHOTOGRAPHS ARE FOR GUIDANCE AND ITEMS WITHIN THE PHOTOGRAPHS MAY NOT BE INCLUDED IN THE SALE.

NOTE FLOOR PLAN IS FOR GUIDANCE ONLY

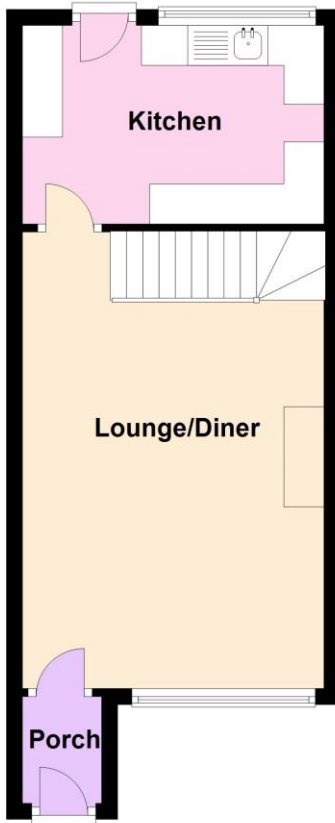
VIEWING STRICTLY BY APPOINTMENT – OPEN 7 DAYS A WEEK

MJD/HC/06.21



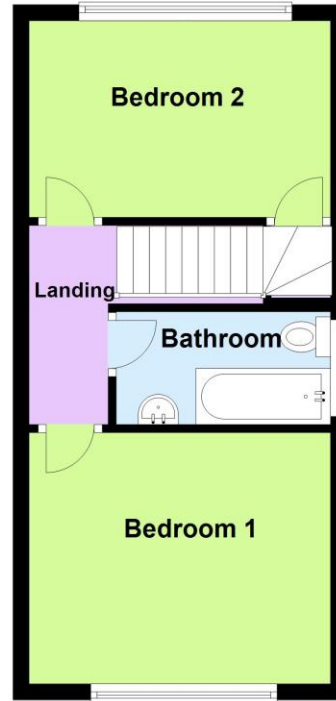
Ground Floor

Approx. 32.6 sq. metres (350.5 sq. feet)



First Floor

Approx. 31.2 sq. metres (335.3 sq. feet)



Total area: approx. 63.7 sq. metres (685.8 sq. feet)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

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