



20 Whitehaven Park, Chapel Lane, Langley, SO45 1YZ

£64,950

paul jeffreys



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AN ATTRACTIVE 1 BED PARK HOME WITH ATTRACTIVE GARDENS, IDEAL FOR INDIVIDUAL OCCUPANT. Gas central heating, double glazing, brick built shed/workshop. NO CHAIN.

ACCOMMODATION
Lounge, kitchen, bedroom, shower room.

LOUNGE c.3.86m x 2.92m (12'8" x 9'7"). UPVC glazed front door, radiator, telephone and TV point, electric fuse box, cupboard housing 'Ideal' gas boiler, side aspect window, front bay window.

KITCHEN c.2.64m x 1.70m (8'8" x 5'7"). Range of base units with cupboards and drawers, space for fridge and automatic washing machine and cooker, stainless steel sink unit, tiled splashbacks, range of wall cupboards, side aspect window opening to:

BEDROOM c.3.10m x 2.95m (10'2" x 9'8" max measurements). Radiator, rear aspect and UPVC glazed door to rear.

SHOWER ROOM WC, pedestal wash hand basin, shower cubicle with glazed door with tiled surround and plumbed in shower over, chrome heated towel rail, side aspect window.

OUTSIDE Brick built shed/workshop, mature shrubs and shrubbery, lawned area, patio area.

COUNCIL TAX BAND 'A' - payable 2024/25 - £1,488.41

GROSS SQUARE MEASUREMENTS 27.8 sq. metres (299.3 sq. feet) approx.

TENURE The Agents are advised this property is LEASEHOLD, tbc.

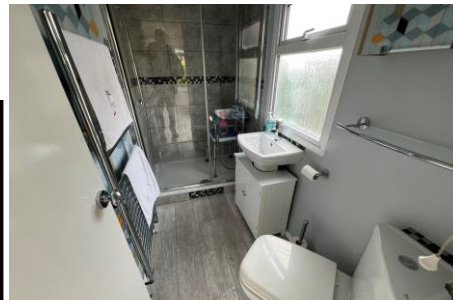
DIRECTIONS Leave Hythe via New Road and up onto Langdown Lawn, fork left into Fawley Road and continue to the roundabout and take 2nd exit into Long Lane. Continue through Holbury and at the mini roundabout take 2nd exit into Long Copse and continue through Blackfield for approx. 1 mile, turn right into Lea Road and 1st right into Chapel Lane, 2nd right (also Chapel Lane), follow towards the end and turn right (still Chapel Lane) and take 1st right into Whitehaven Home Park and the property will be found in the corner.

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/SW/05.24



Ground Floor



Total area: approx. 27.8 sq. metres (299.3 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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