



16 Corsair Drive, Dibden, SO45 5UF

£307,500

paul jeffreys



16 Corsair Drive, Dibden

A SEMI DETACHED 3 BEDROOM HOUSE

Gas central heating, double glazing, private garden, parking for 4/5 cars.

NO CHAIN.

ACCOMMODATION

Entrance lobby, lounge/diner, kitchen, 3 bedrooms, bathroom.

ENTRANCE LOBBY

LOUNGE/DINER c.7.53m x 4.4m narrowing to 3.2m (24'1" x 14'1" narrowing to 7'). Triple side aspect room with UPVC windows, 2 single radiators, TV point, telephone point, staircase with open storage below. Door to:

KITCHEN c.3.20m x 2.18m (10'6" x 7'2"). Stainless steel one and a half bowl sink unit with mixer tap, cupboards below, 'Montpellier' dishwasher with space and plumbing with 'Bosch' washing machine, integrated fridge and freezer, base units with cupboards and drawers, worktops above, tiled splashbacks, stainless steel gas hob and stainless steel electric oven and a 'Drayton' timer. Range of wall cupboards, tiled floor, UPVC half glazed door, adjoining window to rear garden, further side aspect window, 2 x pine shelves, 'Worcester Greenstar' boiler in cupboard.

LANDING Side aspect window, hatch to loft space, thermostat.

BEDROOM 1 c.4.78m x 2.58m (15'8" x 8'4"). Front aspect window, single radiator, airing cupboard, lagged tank, shelving.

BEDROOM 2 c.2.53m x 2.82m (8'3" x 9'3"). Rear aspect window, single radiator, wood laminate flooring, small shelves.

BEDROOM 3 c.3.70m x 1.81m (10'5" x 5'11"). Front aspect window, single radiator, wood laminate flooring, cupboard with shelves.

BATHROOM White suite comprising panelled bath, fully tiled surround, mixer tap with shower attachment, pedestal wash hand basin, WC, rear aspect window, double radiator, part tiled walls, mirror.

OUTSIDE

FRONT GARDEN Laid to lawn, mature hedge, concrete driveway for 2 cars leading through to a further drive, giving parking for an extra 2 cars, outside tap, outside power point.

REAR GARDEN Concrete patio, lawned area, fenced, backing onto wooded copse.



COUNCIL TAX BAND 'C' – payable 2025/26 - £2,081.18

EPC RATING 'C'.

GROSS SQUARE MEASUREMENTS 65.3 sq. metres (703 sq. feet) approx.

TENURE The agents are advised this property is FREEHOLD.

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.

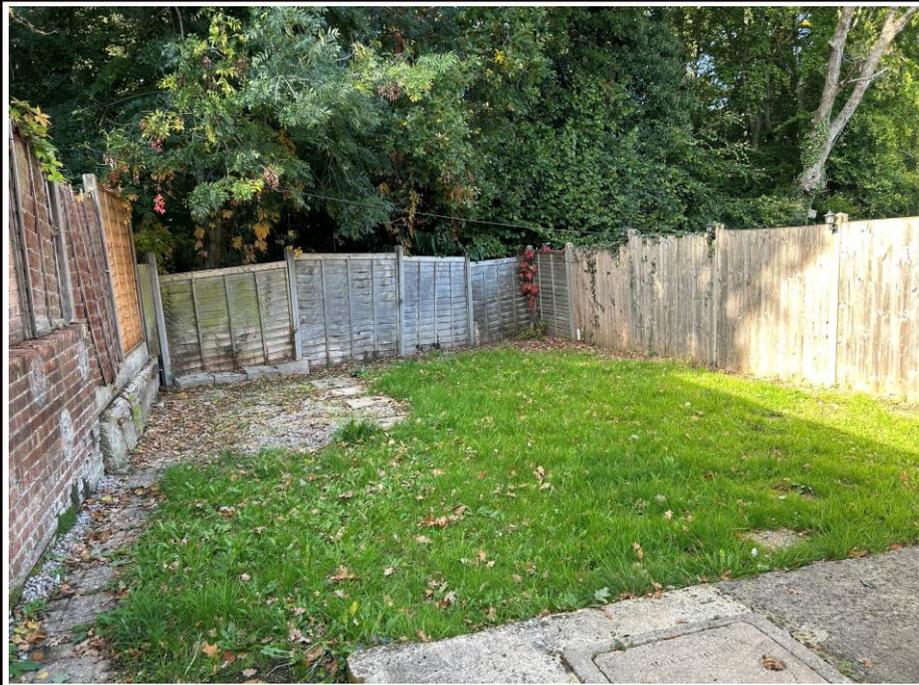
DIRECTIONS Leave Hythe via Jones Lane turning right into Southampton Road, after some way turn left into Claypits Lane and on reaching the mini roundabout turn left, follow for a short while and take the 1st left into Corsair Drive, bear to the left and then you come to a small 'T', the property is opposite which is indicated by our For Sale board.

VIEWING STRICTLY BY APPOINTMENT

OPEN	Weekdays	9.00am – 5.00pm
	Saturday	9.00am – 4.00pm
	Sunday	10.00am – 3.00pm

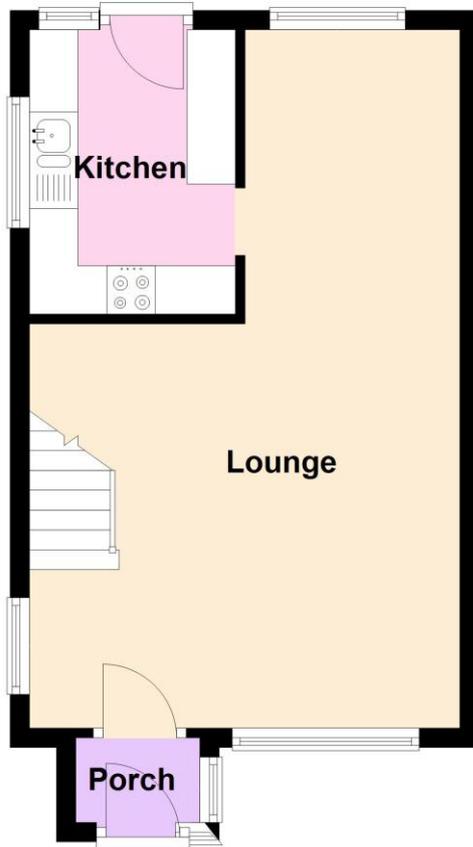
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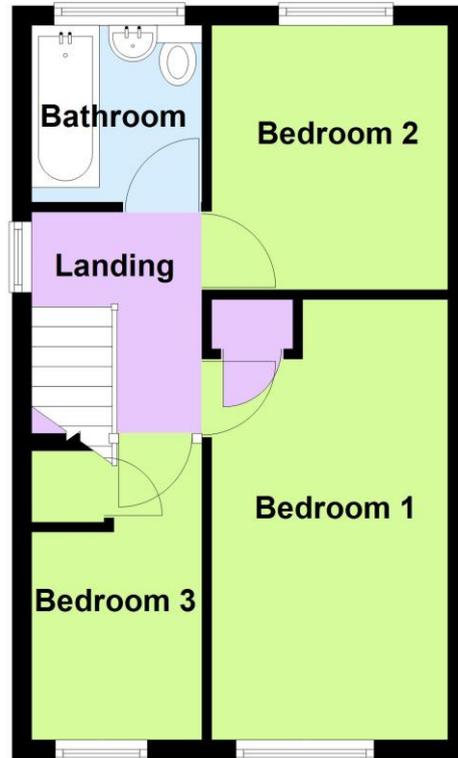
Ground Floor

Approx. 33.4 sq. metres (360.0 sq. feet)



First Floor

Approx. 31.9 sq. metres (343.0 sq. feet)



Total area: approx. 65.3 sq. metres (703.0 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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