



Maddoxford Way, Botley - Asking Price £340,000

**1 MADDOXFORD WAY
BOTLEY
SOUTHAMPTON
HAMPSHIRE
SO32 2DW**

- Bungalow
- Three Bedrooms
- Conservatory
- Kitchen Leading to Rear Garden
- Enclosed Rear Garden
- Garage & Driveway
- No Forward Chain



THE PROPERTY

The property is located in a cul-de-sac close to the village of Botley.

To the front of the property is a lawned front garden, driveway and single garage with footpath leading to the front door.

As you enter into the property's hallway the first room you come to is the living / dining room which is located to the front of the property with the dining area having a door to the kitchen and French doors leading to the conservatory. The conservatory has views over the rear garden and a door leading out to the patio area.

The kitchen has a range of base and high level storage cupboards with space for a fridge / freezer and stand alone cooker. The kitchen has views over the rear garden and a door leading out to the patio area.





Bedrooms one and three are located at the front of the property and bedroom two is located at the rear with views over the garden.

There are two storage cupboards which always come in handy for hoovers, iron boards etc.

The shower room is located to the rear of the property with a white suite and is tiled in all principle areas.

The rear garden is mainly laid to lawn with a selection of shrubs and plants.

There is a path that runs the back of the property and leads to the rear door of the garage and a side path with a gate leading to the front of the property.

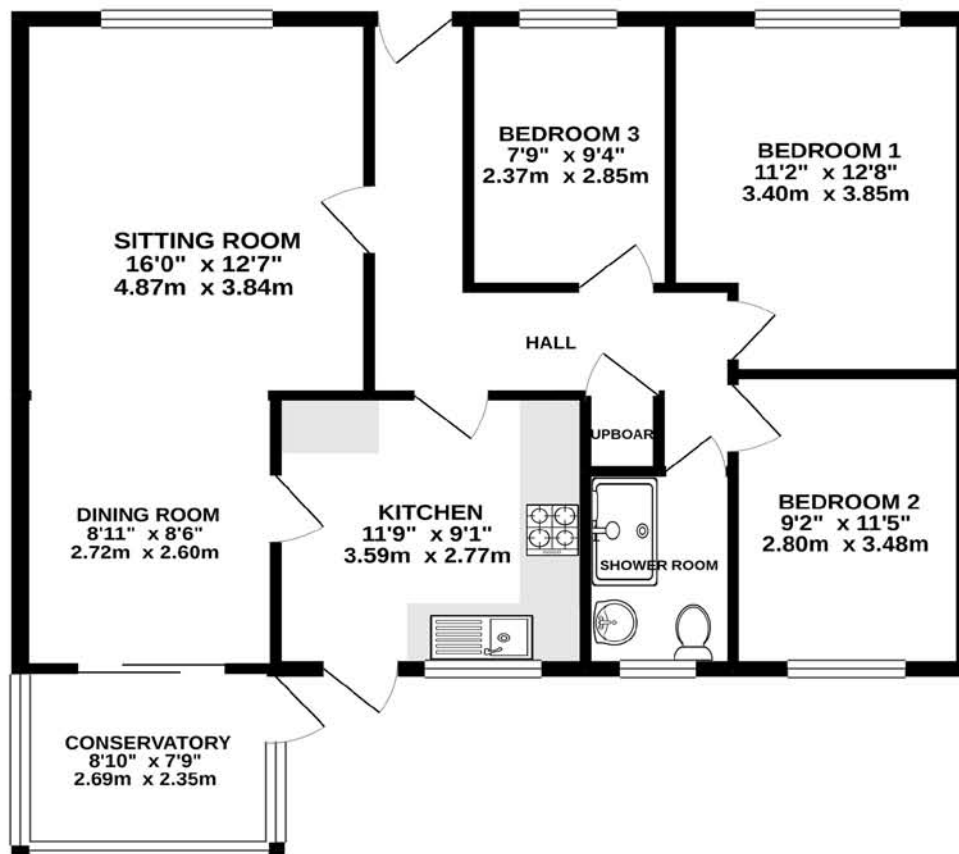


THE LOCATION

The property is located close to Botley village which has a selection of public houses, food establishments and a CO-OP. Further along is Hedge End with a wider range of shops including Marks and Spencers and Sainsburys. Hedge End offers good motorway links to Southampton, Winchester and Portsmouth.



GROUND FLOOR
834 sq.ft. (77.5 sq.m.) approx.



TOTAL FLOOR AREA : 834 sq.ft. (77.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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