



At home in Alresford

37 Valdean Park

ALRESFORD, HAMPSHIRE, SO24 9AY

Guide Price £159,000

- Park Home in Convenient Location Close to the Town Centre
- Pretty Enclosed Garden seating area and garden shed
- Fitted Wardrobes to Bedroom
- Off Road Parking
- Available to Over 55's
- No Onward Chain

An attractive park home, conveniently located close to the centre of Alresford. This lovely home is in excellent condition fitted out with quality fixtures and fittings, and includes furniture as part of the sale. There is an easy flow to the accommodation, light and airy rooms with neutral decoration and flooring throughout.

ENTRANCE HALL

Upvc front door leading to hallway with doors to bedroom, bathroom, kitchen and useful large rear porch with door leading to garden.

SITTING ROOM

Triple aspect room with double glazed windows and venetian blinds fitted. Electric fire and radiator. Additional side door.

KITCHEN/DINER

A range of eye and floor level units with round edged work surface with inset single drainer sink unit with mixer tap, washing machine, gas oven and gas hob. Dual aspect double glazed windows to both sides. Cupboard housing gas fired central heating boiler.





BATHROOM

Fitted with a white suite, fitted shower cubicle with tiled surround. Pedestal wash hand basin and low level w.c. Obscure double glazed window to the side.

BEDROOM ONE

Dual aspect double glazed windows to side and rear, radiator. Fitted wardrobes.

GARDEN

Gate to enclosed side garden with patio area, laid to turf, outside water tap, garden shed.

PARKING

Off road parking located immediately to the side of the property

Alresford is a beautiful Georgian town known for its variety of independent shops, restaurants and inns located in stunning surroundings on the edge of the South Downs National Park. Attractions include the Watercress steam railway, schools for infant, junior and secondary education, several churches and an active and inclusive community. Highlights in the calendar include the annual Watercress Festival in May and the Agricultural Show in September. The cathedral city of Winchester is about 7 miles away and there is easy access to the south coast, the midlands and London via the road network. There is also mainline rail access to London from both Winchester and Alton. Southampton airport is only about half an hour away by car.

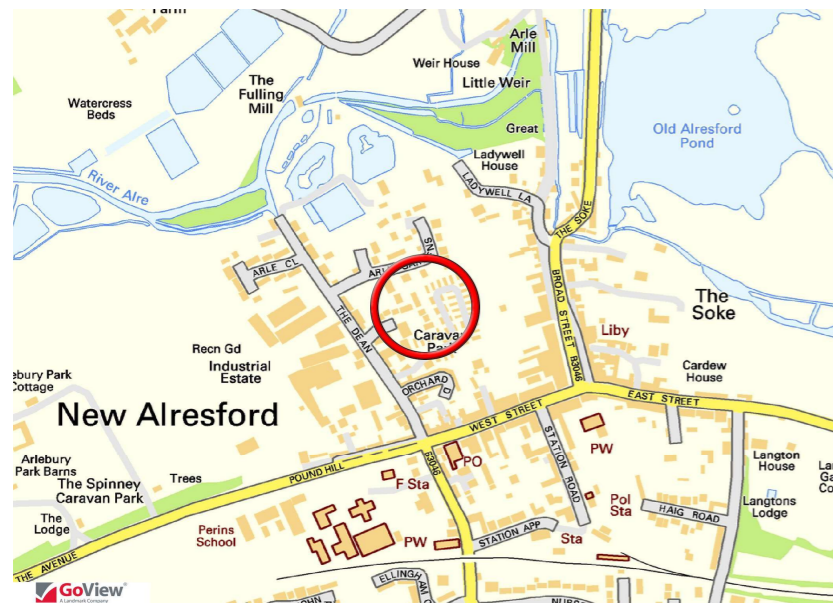
SERVICES

We understand that mains water, electricity, gas and drainage are connected.

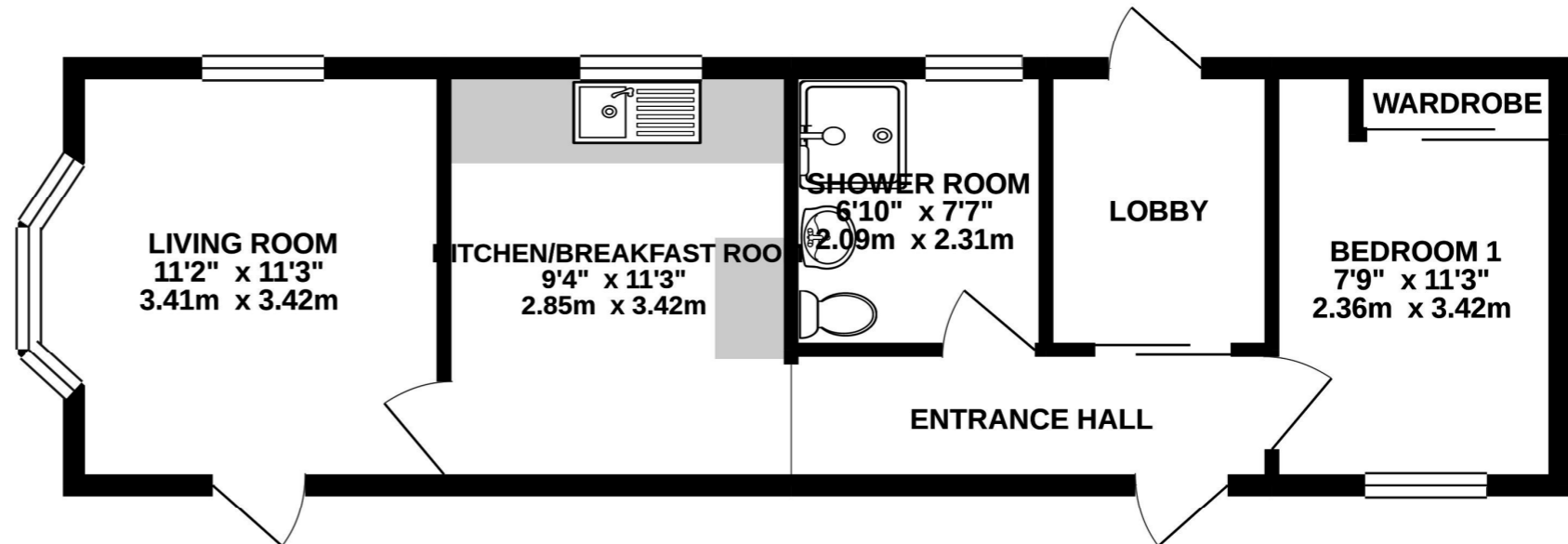
LOCAL AUTHORITY INFORMATION

Winchester City Council
Council Tax Band: A





GROUND FLOOR



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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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.

