



38 Junction Road, Andover, SP10 3QU
Asking Price £235,000



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PROPERTY DESCRIPTION BY Mr Wayne Turpin

Tucked away off Junction Road just a short stroll from the town centre and train station, Graham & Co are delighted to offer for sale this beautiful two bedroom character cottage. The property has been well maintained by the present owner and benefits from an entrance hall/porch leading to the living room having fitted wood burner and views to front, open plan fitted kitchen with dining area. To the first floor there are two bedrooms and bathroom, gas central heating and double glazing. Outside a path leads to the entrance of the property with the rear garden itself of excellent size, enclosed and an abundance of flower and shrub beds.





Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town centre. The town itself boast a lovely "market town" feel and everything you may need is close at hand. The mainline train station offers a fast service to London Waterloo in just over an hour, and the A303 gives access to London via the M3 and the West Country.



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Approximate Gross Internal Area = 70.8 sq m / 762 sq ft

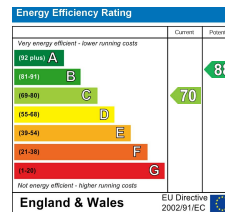


PRODUCED FOR GRAHAM AND CO

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. © Emzo Marketing (ID678840)

DIRECTIONS

Proceed from the town along The Broadway and take the turning right into Junction road where the property will be found tucked away down a path on your right hand side.



Tax Band: C



OPEN 7 DAYS

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01264 356500

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.