



111 Pilgrims Way, Andover, SP10 5HR  
Guide Price £199,950



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#### PROPERTY DESCRIPTION BY Mr Ben Cox

Graham & Co are delighted to offer to the market this three bedroom end of terrace family home, situated on the outskirts of the popular Pilgrims Way development on the east side of Andover. The property benefits from two double bedrooms, single bedroom, large living room open to dining room, kitchen and a good sized enclosed private garden that is south facing and much loved by the current owners.



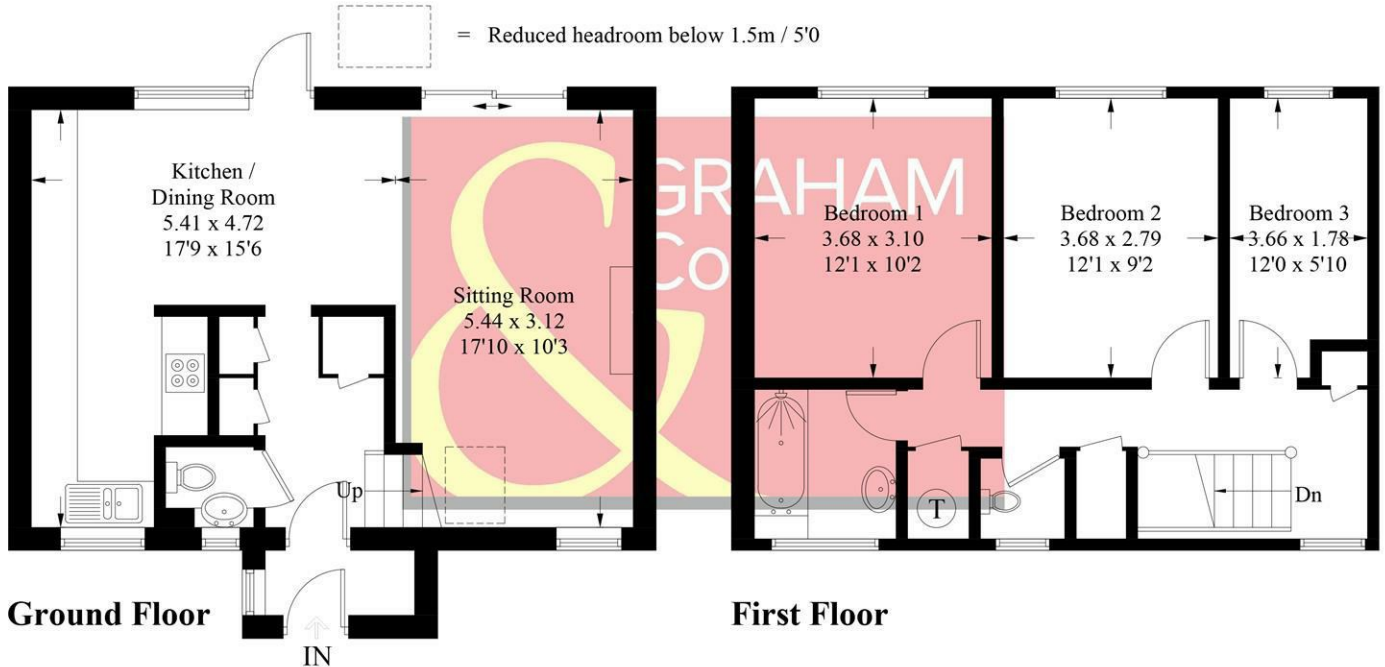


Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town 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.



# Pilgrims Way , SP10

Approximate Gross Internal Area = 91.6 sq m / 986 sq ft

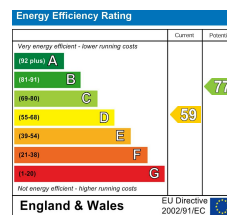


**PRODUCED FOR GRAHAM AND CO**

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 (ID773025)

### DIRECTIONS

From our office in London Street proceed to the roundabout and take the first exit into Eastern Avenue. Proceed to the Swan Court roundabout and take the third exit into Vigo Road. Continue along Vigo Road to the T-junction and turn left into London Road. Proceed to the roundabout, take the second exit into Walworth Road, first left and left again into Pilgrims Way, where the property can be found in the entrance on the right.



**Tax Band: B**



**OPEN 7 DAYS**

If you are considering selling your home please contact us today for your free no obligation valuation

**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.