



Hamilton Lodge Weyhill Road, Penton Corner, Andover,
SP11 0QX
Asking Price £365,000



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PROPERTY DESCRIPTION BY Mr Guy Sommerville

Set back from the road and enjoying a pleasant position, this detached bungalow presents a rare opportunity to acquire a property with significant potential in a sizeable plot. The accommodation currently comprises an entrance porch leading into a spacious hallway, two well-proportioned double bedrooms, a bright sitting room with bay window, separate dining room, kitchen and bathroom.

To the rear of the property there is a substantial lean-to utility/workshop area providing excellent storage and practical space, whilst to the side there is a lean-to garage. A loft room is also accessed via staircase and offers useful additional space, subject to any required regulations or consents.

Externally, the property benefits from ample off-road parking to the front together with a level rear garden of excellent size, ideal for families, keen gardeners or those looking to extend the accommodation further.

Although the bungalow is now in need of general modernisation and updating throughout, it offers tremendous potential for improvement and enlargement, making it ideal for purchasers seeking a project with scope to add value.

An internal viewing is highly recommended to fully appreciate the plot size, flexibility and future possibilities this property has to offer.



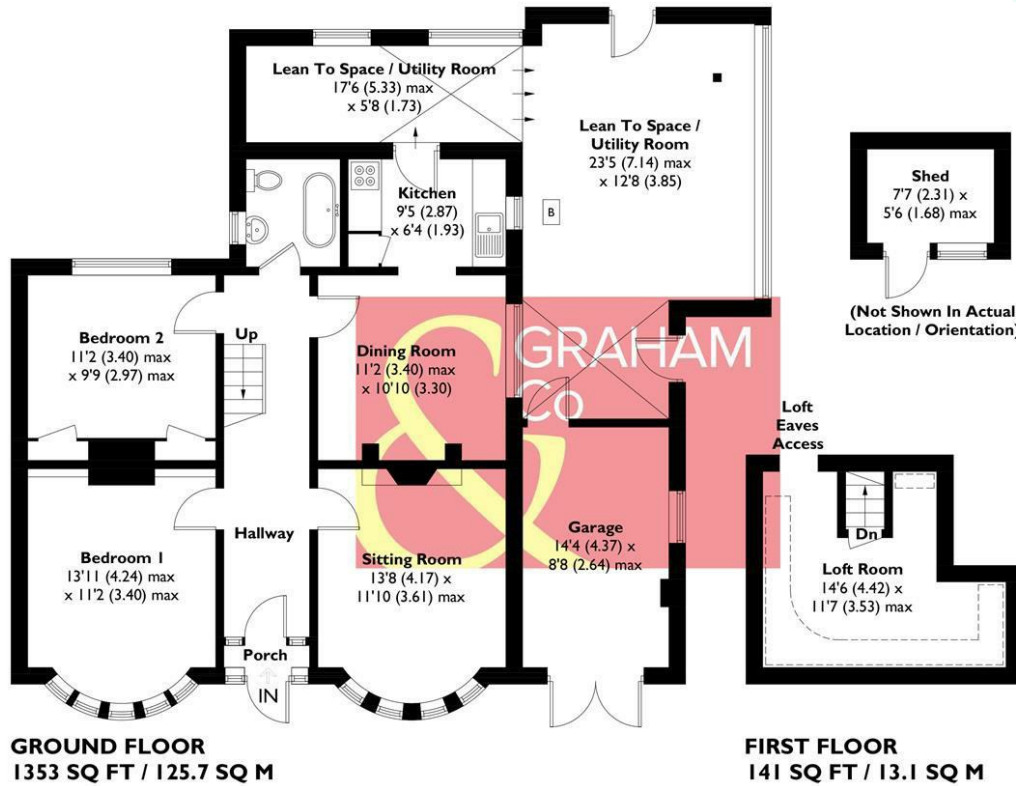


Andover offers a good range of shopping and recreational facilities including a theatre, cinema, new leisure centre, excellent selection of schools and a college for higher education. An abundance of open space and land with a selection of local nature reserve's all within walking distance of the town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





**APPROXIMATE GROSS INTERNAL AREA = 1494 SQ FT / 138.8 SQ M
(INCLUDING GARAGE)
SHED = 43 SQ FT / 4.0 SQ M
TOTAL = 1537 SQ FT / 142.8 SQ M**



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1302796)
Produced for Graham & Co

MORTGAGE ADVICE

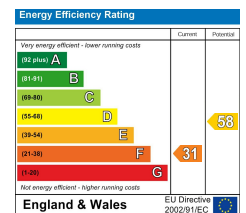
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