



PETTENGELLS
ESTATE AGENTS

22 Lavender Road, Hordle, Hampshire, SO41 0GF
Asking Price £399,950

22 Lavender Road, Hordle, Hampshire, SO41 0GF

- Detached bungalow
- Two double bedrooms
- Living/dining room
- Kitchen
- Pleasant rear garden
- Shower Room
- Garage
- Driveway
- Village Location
- Available Quickly





DETACHED BUNGALOW IN VILLAGE LOCATION

We are pleased to offer as a 'chain free' sale, this two bedroom detached bungalow with pleasant garden and offering great future potential.

Accommodation: There is an entrance porch leading into the living/dining room, which in turn opens to the kitchen, which then leads to the large conservatory overlooking the rear garden. There is an inner hall which accesses the two double bedrooms, plus there is a shower room.

Outside: To the front is an area of garden, adjoining which a drive gives off road parking, the drive extends along the side of the bungalow to the detached garage measuring 19' x 9' approx. This adjoining the pleasant rear garden which has lawned area as well as shrub borders and there is also paved patio.

EPC: D, Council tax band: D, Tenure: Freehold

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TOTAL FLOOR AREA: 901 sq.ft. (83.7 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained herein, 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.
Made with Intropac (2022)



IMPORTANT: There may be omissions in these sales particulars and they do not constitute part of a contract. Floor plans are for representational purposes only and may not be to scale. All measurements including floor area (which may or may not include garage and/or conservatory) are approximate and should not be relied upon. We make no assertion that the property is in good condition or otherwise, nor that any services, appliances or systems are in good working order. Items depicted in photos may not be included. Any reference to tenure has been supplied by the seller and is given in good faith, similarly please check council tax banding and maintenance/ground rent figures as these can change. Potential viewers and purchasers should investigate and/or verify all relevant points and if appropriate, commission experts to report before proceeding.

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