



**£325,000**

Freehold

## 198 Cranbourne Park, Hedge End Southampton, Hampshire SO30 0PA



## Quick View

	3 Bedrooms		Garage
	1 Living Room		1 Bathroom
	Semi Detached House		EPC Rating D
	Driveway Parking		Council Tax Band C

### Reasons to View

- Positioned on a corner plot within a highly sought-after area within Hedge End, offering convenient access to the M27, local shops, and everyday amenities.
- Off-road parking is available at the front of the property, complemented by a garage that provides secure storage, workspace potential, or extra parking, making it particularly appealing for families.
- Just over a mile away, River Hamble Country Park can be reached in around five minutes by car or a brisk 20-minute walk, making it an ideal spot for relaxed Sunday walks with the family.
- Three bedrooms provide versatile accommodation for families, a space to work from home or even a guest room.
- Ideally located for families, the property falls within the catchment areas for Kings Copse Primary, Deer Park, and Wildern School.
- With no onward chain, the property offers a hassle-free buying process.

### Description

Step into the welcoming entrance hallway, which gives access to all the downstairs rooms. There's a handy storage cupboard tucked away here too — ideal for keeping coats, shoes and the vacuum neatly out of sight.

To the front of the property, the living room enjoys views over the front garden. At the rear, the kitchen is fitted with sleek grey wall and base units, offering a contemporary feel alongside plenty of storage and worktop space. Integrated appliances include a fitted oven, four-ring gas hob and extractor fan, making this a functional and well-organised area for everyday cooking. There are also sliding doors which lead out to the patio area of the garden.

Stair's lead to the first floor, where the accommodation continues to impress. There are two double bedrooms, both benefiting from fitted double wardrobes, along with a further single bedroom featuring useful storage above the stairwell — ideal as a child's room, home office or guest space.

All bedrooms are served by the family bathroom, which has just been renovated and finished to a trendy modern standard. An airing cupboard is also located on the landing, housing the combination boiler and providing additional practical storage. Together, these spaces create a comfortable and well-laid-out home suited to a range of lifestyles.

The rear garden is a good size and enjoys a mix of lawn and patio, offering space for outdoor dining, play or simply relaxing. Side access leads conveniently back to the front of the house.

To the front, the property benefits from driveway parking for multiple vehicles, along with a single garage complete with electric — ideal for secure parking or additional storage.

### Directions

<https://what3words.com/sung.bleak.nature>

## Ground Floor

Main area: approx. 34.5 sq. metres (371.3 sq. feet)  
Plus garages, approx. 10.3 sq. metres (110.5 sq. feet)

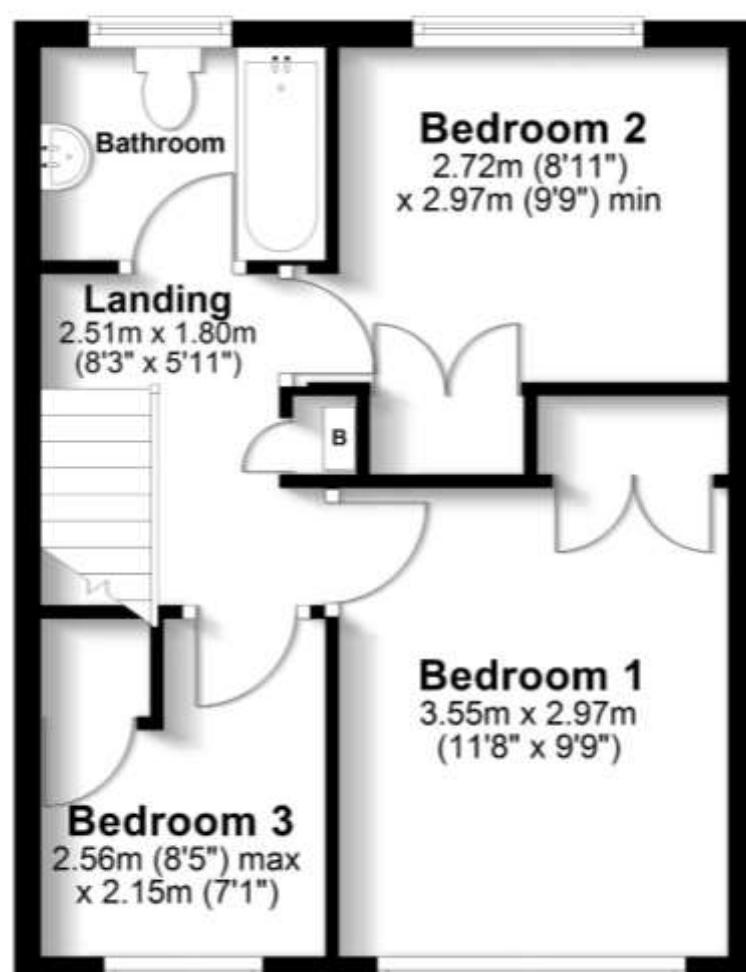


Main area: Approx. 71.0 sq. metres (763.8 sq. feet)

Plus garages, approx. 10.3 sq. metres (110.5 sq. feet)

## First Floor

Approx. 36.5 sq. metres (392.5 sq. feet)



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