



WESTERN LANE | ODIHAM


**Platinum
Homes**
BY BRIDGES



The Property

Situated within a sought after cul-de-sac location and within close proximity of the desirable town of Odiham and fantastic local schools, this four bedroom detached house is offered to the market with spacious and flexible accommodation throughout.

The property benefits from three reception rooms, two bathrooms, ample driveway parking and a triple length double garage which has flexibility to be converted (subject to planning) if desired.

Through the front door, you are welcomed by a spacious hallway leading to a generously sized living room with a feature fireplace and patio doors opening out to the enclosed and private rear garden. Further to the ground floor is a cloakroom, separate dining room, and a fitted kitchen with integrated appliances from which the utility room can be accessed. There is also a further reception room which is currently used as a study room.

To the first floor are four well appointed bedrooms off the galleried landing. Three of the bedrooms have fitted wardrobes and the principal bedroom has an en suite shower room. There is a separate family bathroom with an over the bath shower.

Outside

To the front of the property is a driveway with ample parking, leading to the triple length double garage with a remote controlled roller door. The garage has overhead storage, lighting, and electrics.

The rear garden is enclosed by hedgerows and mainly laid to lawn with well established flower beds, shrubs, and trees. There is also a Scandinavian summer house benefitting from full power, which would make the perfect garden office.

Wrapping around the side of the property are two further sheds and a workshop with lighting and ample power points.





Features

- Four Bedrooms
- Two Bathrooms
- Triple Length Garage
- Garden with a Scandinavian Summer House
- 0.21 Acre Plot
- Proximity to Local Schools
- Walking Distance to Odiham High Street
- EPC: D (61)
- Council Tax Band: G

Contact

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Western Lane, Odiham, Hook, RG29

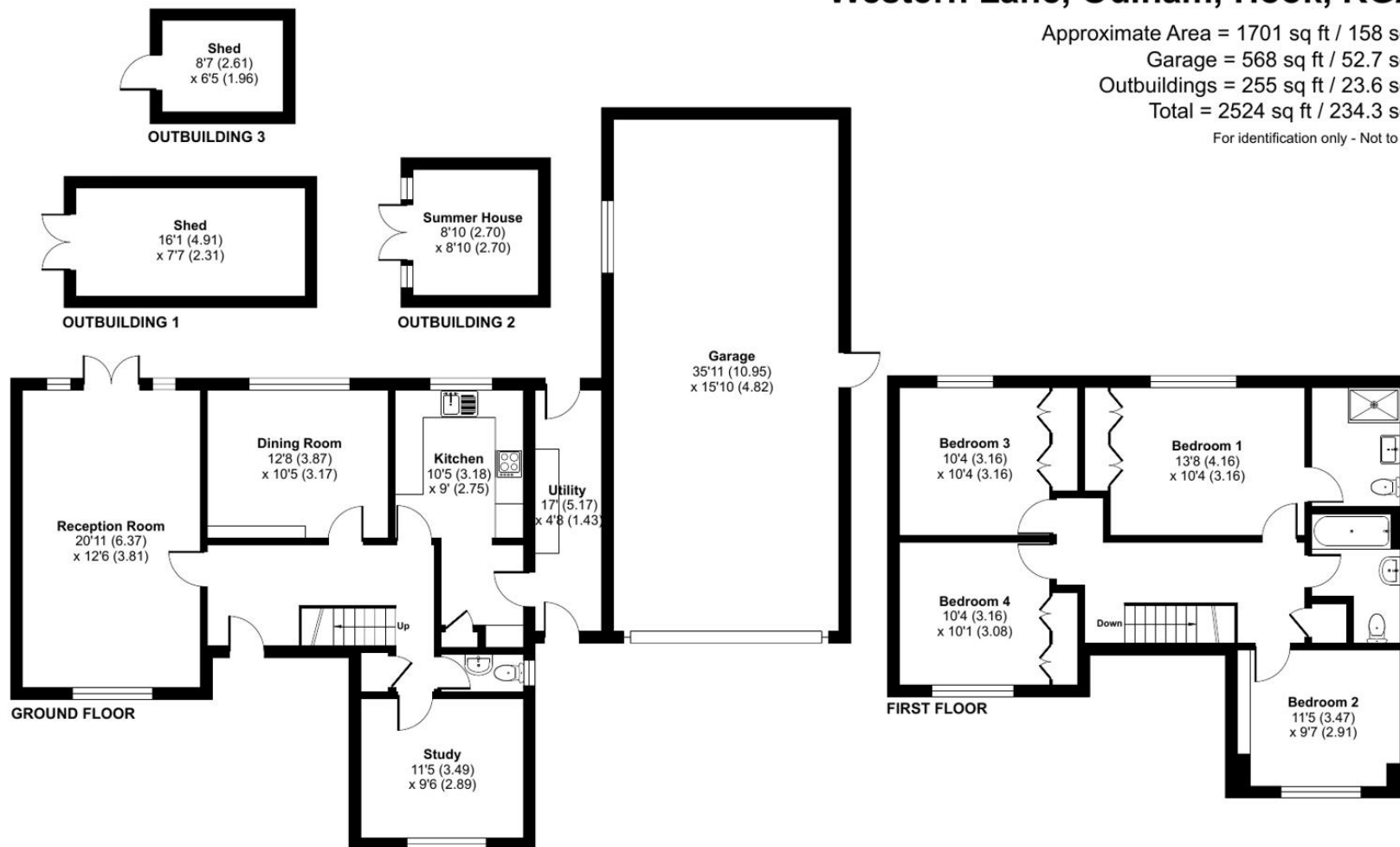
Approximate Area = 1701 sq ft / 158 sq m

Garage = 568 sq ft / 52.7 sq m

Outbuildings = 255 sq ft / 23.6 sq m

Total = 2524 sq ft / 234.3 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © n1checom 2024. Produced for Bridges Estate Agents Ltd (Platinum Homes). REF: 1088477



