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39 Whetstone Road

Farnborough, Hampshire GU14 9SX

£620,000 Freehold

A very well presented and maintained extended five bedroom family home boasting generous and versatile living space offering ground floor annexe options situated within easy reach of local amenities and commuter routes. Accommodation comprises living room, dining room, conservatory, kitchen, utility, ground floor annexe bedroom with ensuite, four bedrooms on the first floor with further ensuite and bathroom. Features include detached double garage and workshop, 85ft south-west facing rear garden, extensive off road parking for numerous vehicles with block paved driveways to front and rear. EER 'C'

GROUND FLOOR

ENTRANCE LOBBY

Front aspect multi-point locking composite door with opaque double glazed inserts, part glazed doors to living room and dining room, stairway to first floor with brushed steel hand rail, radiator, feature tiled floor.

LIVING ROOM

5.28m x 3.58m (17' 4" x 11' 9") Front aspect upvc double glazed bow window, feature marble fireplace with coal effect gas fire, radiator, wood flooring, wall lights, twin opening upvc double glazed doors to conservatory.

DINING ROOM

3.60m x 3.06m (11' 10" x 10' 0") Front aspect upvc double glazed bow window, wall mounted flame effect electric fire, decorative wall panelling, wood flooring, archway to kitchen.

KITCHEN

3.82m x 3.62m (12' 6" x 11' 11") Side aspect upvc double glazed windows, matching range of eye and base level units finished with marble effect roll edge work surfaces with inset stainless steel sink and mixer tap. 'Beko' range oven with seven gas burners and three ovens (one with grill), glass upstand and complimentary extractor hood over, integrated dishwasher, recess suitable for 'American' style fridge freezer. Tiled floor, tiled splashbacks, low level LED lighting, access to understairs storage, radiator, door to rear hallway.

REAR HALLWAY

Side aspect multi point locking composite door with opaque double glazed inserts, squared archway to kitchen, double glazed door to conservatory, doors to bedroom five and utility, feature tiled floor, radiator.

UTILITY

Marble effect roll edged work surface with inset stainless steel sink and mixer tap, tiled splashback, plumbing and space for washing machine, space for condensing tumble dryer, tiled floor, extractor.

CONSERVATORY

3.5m x 2.75m (11' 6" x 9' 0") Rear aspect twin opening upvc double glazed doors to terrace with twin upvc double glazed windows to side, polycarbonate roof with opening fan light, radiator, feature tiled floor, wall light points.

BEDROOM FIVE

4.69m x 3.77m (15' 5" x 12' 4") excluding recess. Rear aspect upvc double glazed bow window, side aspect twin opening upvc double glazed doors to terrace, shelved storage recess, radiator, laminate flooring, twin fitted double wardrobes, door to ensuite.

ENSUITE

Side aspect upvc opaque double glazed window, three piece suite comprising cistern enclosed wc, vanity unit inset wash basin with mixer tap and storage cabinet below, full width shower enclosure with sliding door, fitted thermostatic shower and tray. Heated chrome towel rail, tiled walls with fitted vanity mirror, tiled floor, extractor.

FIRST FLOOR

LANDING

Doors to bedrooms and bathroom, 'Velux' double glazed roof window, radiator, laminate flooring, hatch giving access to boarded loft space housing gas central heating combination boiler, ladder, light and power.

BEDROOM ONE

5.23m x 3.73m (17' 2" x 12' 3") Rear aspect upvc double glazed window, range of fitted wardrobes and drawer units offering extensive storage, radiator, feature vaulted ceiling.

BEDROOM TWO

3.67m x 3.53m (12' 0" x 11' 7") Front aspect upvc double glazed window, range of fitted wardrobes, overhead cabinets, desk and drawer units offering extensive storage, radiator, door to ensuite.

ENSUITE

Three piece suite comprising low level wc, vanity unit inset wash basin with separate taps, walk in shower enclosure with curved screen, dual head multi jet thermostatic shower and tray. Heated chrome towel rail, vinyl flooring, LED downlighters, extractor.

BEDROOM THREE

4.2m x 2.84m (13' 9" x 9' 4") max into recess and wardrobes. Front aspect upvc double glazed window, radiator, full width fitted wardrobes offering extensive storage, further base level cabinets with desk and shelved storage above.

BEDROOM FOUR

2.7m x 2.34m (8' 10" x 7' 8") Rear aspect upvc double glazed window, radiator, fitted double wardrobe.

BATHROOM

'Velux' double glazed roof window, four piece suite comprising low level wc, vanity unit with twin inset wash bowls and mixer taps with courtesy lighting over, curved bath with flush fitted mixer tap, shower cubicle with fitted dual head thermostatic shower and tray. Heated towel rail, mainly tiled walls, laminate flooring, low level access to eave storage, extractor.

OUTSIDE

FRONT OF PROPERTY

Block paved driveway offering off road parking with well stocked shaped flower beds and attractive panel fencing to sides.

REAR GARDEN

Generous paved terrace offering space for outdoor entertaining/dining with two double power points and pergola to rear of conservatory, central pathway separating two areas of lawn, with well stocked border leading to hardstanding with greenhouse and space for gazebo and hot tub with double power point, vegetable/herb garden with raised planters. Block paved driveway to rear offering further off road parking and access to double garage and workshop via twin opening gates to side, security and courtesy lighting. The garden boast a south-westerly aspect and extends approx. 85ft x 30ft.

DOUBLE GARAGE

5.98m x 5.62m (19' 7" x 18' 5") Front aspect twin opening up and over doors, access to eave storage, water tap, power and strip lighting with motion sensors, door to workshop.

WORKSHOP

5.62m x 2.2m (18' 5" x 7' 3") Front aspect upvc double glazed window and half double glazed door, fitted workbenches and storage cabinets, power and light.

AGENTS NOTE

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