



## 32 Lambert Crescent, BLACKWATER, Hampshire GU17 0PW

PRICE £500,000 Freehold

Jigsaw Estates are pleased to offer this well presented detached bungalow, situated on a spacious corner plot within a lovely, quiet cul-de-sac of Blackwater.

Upon entering the bungalow, sunshine pours in through the entrance hall and continues through in the living room and double aspect dining room. With three bedrooms (two doubles and one single), two separate reception rooms, nicely appointed kitchen which is west facing over the garden, bathroom including a separate shower cubicle, detached garage, workshop and driveway parking, this could be the ideal downsize for someone, but could also suit a family!



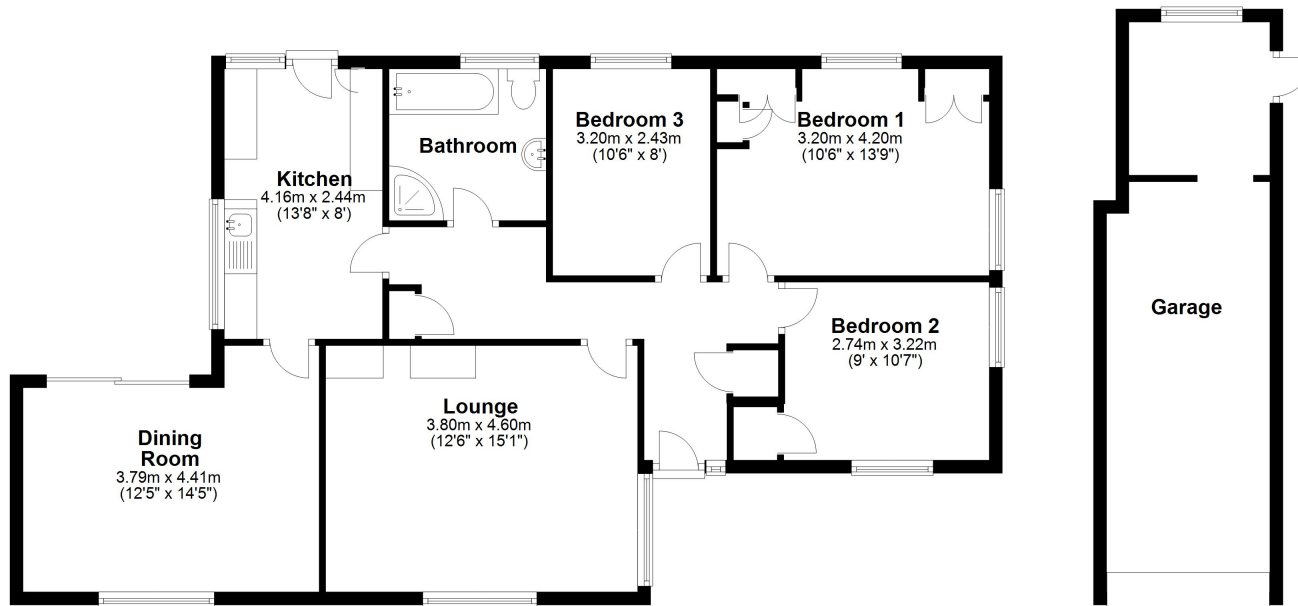
Mis-descriptions Act: We wish to inform prospective purchasers that we have not carried out a detailed survey or tested the services, appliances and specific fittings including any heating system for this property. Floorplans shown are for illustrative purposes only and are not drawn to scale.



- NO ONWARD CHAIN
- THREE BEDROOMS
- DETACHED GARAGE WITH ELECTRIC DOOR & WORKSHOP TO THE REAR
- KITCHEN WITH BUILT IN & FREESTANDING APPLIANCES
- FAMILY BATHROOM INC SEPARATE SHOWER CUBICLE
- DETACHED BUNGALOW
- CORNER PLOT WITH BEAUTIFUL GARDEN & DECKING AREA
- LIVING ROOM & SEPERATE DINING ROOM
- CUL DE SAC LOCATION

### Ground Floor

Approx. 113.1 sq. metres (1217.3 sq. feet)



Total area: approx. 113.1 sq. metres (1217.3 sq. feet)

Floorplan is for illustration purposes only. All measurements are approximate and should be verified.  
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		
(81-91)	<b>B</b>		<b>83</b>
(69-80)	<b>C</b>	<b>69</b>	
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

