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ESTATE AGENTS

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25 Deridene Court, Totton, SO40 8WS

£365,000

- Newly renovated three bedroom semi-detached house
- Sitting room with inset media wall and fireplace
- Modern kitchen with fully integrated appliances
- Newly fitted contemporary bathroom suite with underfloor heating
- Separate dining room
- Low maintenance rear garden with large sun deck ideal for alfresco dining
- Gas central heating and double glazing
- Off road parking for two cars and electric car charging point
- Quiet cul de sac location





3



1



2

This modern and recently renovated semi-detached house occupies a quiet position within a Totton cul-de-sac. The owner's meticulous eye for detail can be seen throughout, leaving no stone unturned, ensuring that every aspect of the home reflects thoughtful design and quality craftsmanship.

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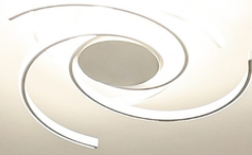
Entering through the recently installed composite front door you enter a small entrance lobby which is an ideal place to hang your coats. An internal door opens into the sitting room.

The sitting room boasts a spacious, modern design, featuring a centrally located media wall with an inset TV and fireplace. A breakfast bar naturally divides the room, offering a perfect spot to enjoy your morning coffee or work from home, all while maintaining easy access to the open-plan kitchen. Large French doors open onto the garden and decking area, while a side door provides access to the dining room.

The kitchen features a range of sleek gloss white wall and base cupboards, complemented by black worktops and tiled splashbacks. It comes equipped with a full range of integrated appliances, including a sink with an instant hot tap and water softener. Additionally, notable features include underlighting and kickboard lighting, which allow you to adjust the colour to suit your mood.

The dining room, accessed from the sitting room,







The landing provides access to all of the bedrooms, the newly finished bathroom, airing cupboard, and loft access.

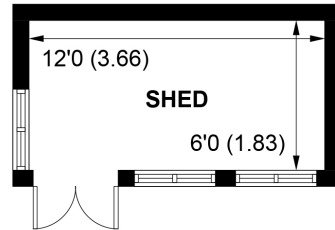
Bedroom one, located at the rear of the house, offers generous proportions and ample space for accommodating large bedroom furniture. Bedroom two, also a double room, overlooks the front of the property. The third bedroom is a spacious single room, currently utilised as a dressing room.

The bathroom features a recently replaced matt black contemporary suite, including a wet room shower unit, wash hand basin, and low-level WC, along with feature lighting to enhance the space and underfloor heating for comfort.

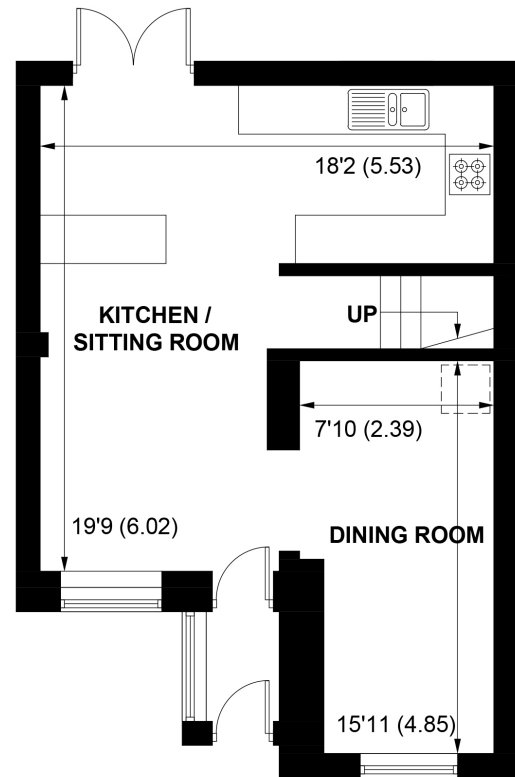


The rear garden has been meticulously designed for low maintenance, boasting a spacious decking area bordered by two raised flower beds. A decked ramp leads up to an additional stoned area, where the recently installed timber shed is situated, complete with power and lighting. Other conveniences include an outside tap and external power sockets.

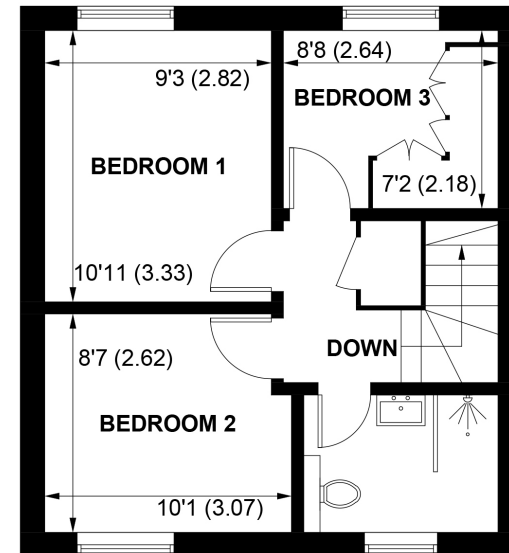
Situated in a quiet cul-de-sac, this property offers convenient off-road parking for two cars, with additional parking available in the cul-de-sac. For environmentally conscious homeowners, an electric car charging point is provided, while the presence of an outside tap and electric points adds further practicality and convenience to the front of the property.



(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)



GROUND FLOOR



FIRST FLOOR

APPROXIMATE GROSS INTERNAL AREA = 823 SQ FT / 76.5 SQ M

SHED = 72 SQ FT / 6.7 SQ M

TOTAL = 895 SQ FT / 83.2 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2024 ©

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