



Tithe Barn Crescent, Old Town, SN1 4JX

guide price **£795,000**

**richard
james**



freehold - energy
efficiency rating

D

Welcome to a spacious and inviting 4-bedroom detached house in the quiet, private road - Tithe Barn Crescent in Old Town.

Inside, you'll find four well-proportioned bedrooms, with the master bedroom having its own en-suite bathroom and dressing area. One of the bedrooms is also on the ground floor which would be ideal if you had an older parent living with you.

The living room is generously sized, offering a comfortable spot for everyday living. Large, dual-aspect windows allow plenty of natural light. The log burning stove is also a great addition, warming the room on those cold winter months.





richard
james



richard
james



richard
james



richard
james



The kitchen area is a great size, with Neff appliances and Granite worktops, it flows into a handy utility room with access to the garden and another dining/living space.

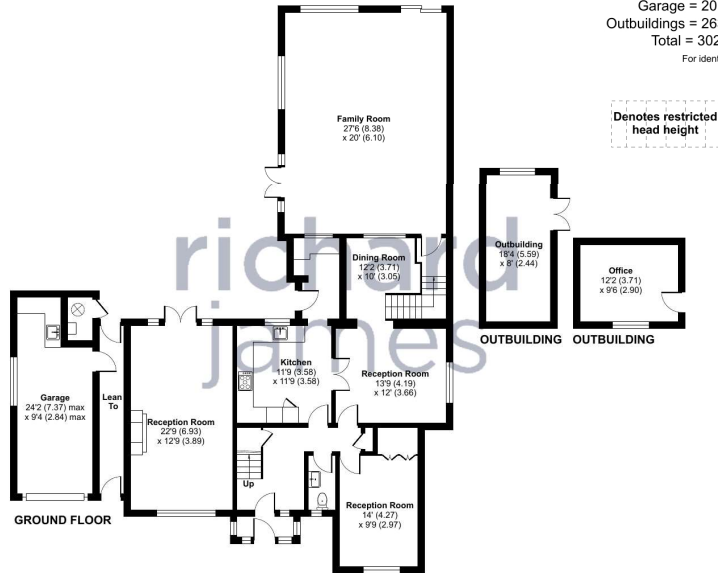
A unique aspect of this property is the versatile c27'ft x 20ft snooker room & bar area extension, providing flexibility for various uses - be it a family room, a space for hobbies and activities or potential conversion to an Annexe.







Approximate Area = 2371 sq ft / 220.2 sq m (excludes lean to)
 Limited Use Area(s) = 192 sq ft / 17.8 sq m
 Garage = 201 sq ft / 18.6 sq m
 Outbuildings = 263 sq ft / 24.4 sq m
 Total = 3027 sq ft / 281 sq m
 For identification only - Not to scale

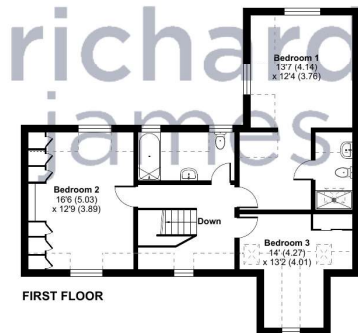


Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©richdcom 2024. Produced for Richard James. REF: 1079177



Approximate Area = 2371 sq ft / 220.2 sq m (excludes lean to)
 Limited Use Area(s) = 192 sq ft / 17.8 sq m
 Garage = 201 sq ft / 18.6 sq m
 Outbuildings = 263 sq ft / 24.4 sq m
 Total = 3027 sq ft / 281 sq m
 For identification only - Not to scale

Denotes restricted head height



The sizeable and well-landscaped rear garden provides a private outdoor space, perfect for relaxation. Additional benefits of the garden are a fully fledged office and a one-year-old summer house/storage room which could be used as a hobby room/gym.

Parking is convenient with ample driveway space and a larger than average garage with utility area.

This property comes with the added benefit of a **COMPLETE ONWARD CHAIN.**

call us for a free valuation on your property

oldtown@richardjames.uk

Victoria Road | Old Town | SN1 3BD

exceptional service

Our team will guide you through the process of buying or selling your home.

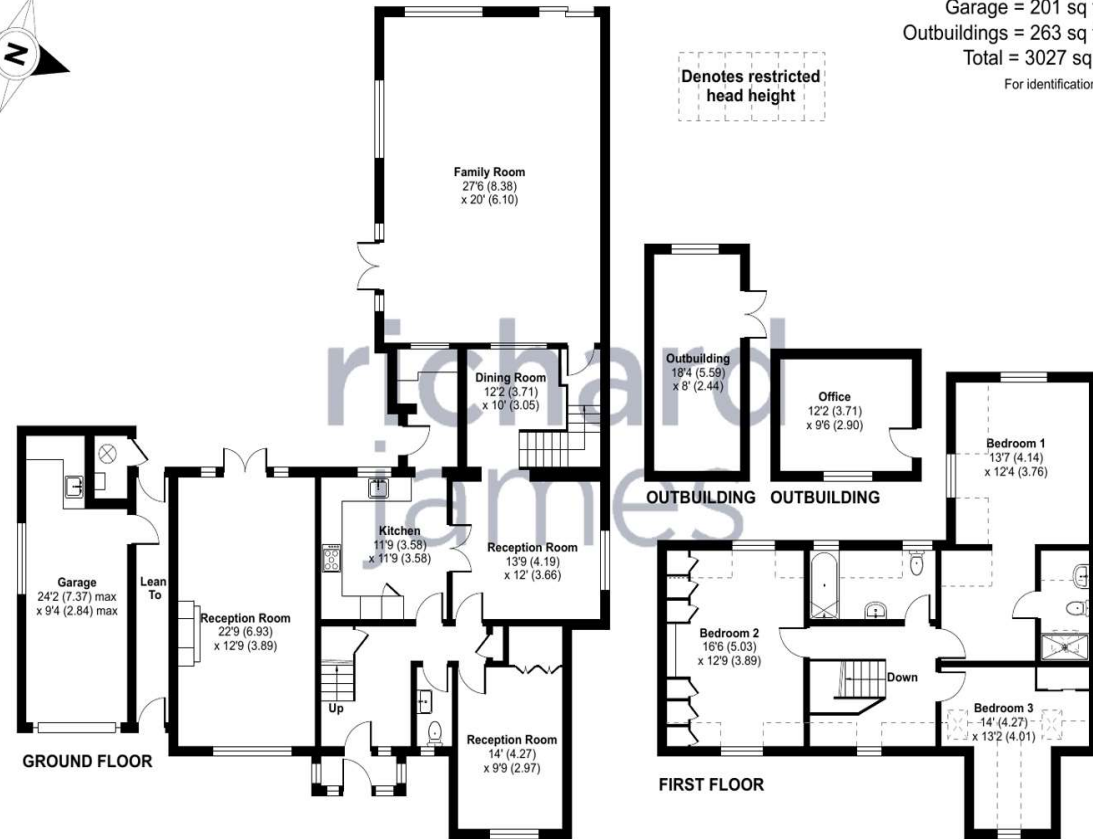
We have a team of dedicated sales progressors in place to ensure your purchase or sale runs smoothly through to completion, keeping you in the loop and a close eye on your chain while moving you in as swiftly and smoothly as possible.

- Honest valuations in current market conditions
- Dedicated sales progression team
- Recommended financial advisors
- 5* service from valuation to completion
- Award winning lettings service
- Ahead of the game marketing strategies
- Professional photography
- Social media marketing
- Top listings on Rightmove and Zoopla

call us for a free valuation on your property

oldtown@richardjames.uk

Victoria Road | Old Town | SN1 3BD



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ncheccom 2024. Produced for Richard James. REF: 1079177

Richard James & their clients give notice that:

1. These sales and particulars do not constitute any part of an offer of contract, and are for the guidance of prospective purchasers only and should not be relied on as statements of fact.
2. No representations are made in these particulars as to the condition of the property or as to whether any service or facilities are in good working order.
3. All Measurements are approximate.

rightmove