

10 Montacute Close, Farnborough, GU14 7HG

£500,000

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- Beautifully Presented Four Bedroom Semi-Detached Family Home
- Spacious Kitchen/Dining Room with Breakfast Bar
- Ground-Floor Shower Room and First-Floor Family Bathroom
- Enclosed Rear Garden with Decked Seating and Mature Greenery
- Approximately 1,310 Sq. Ft. Including Garage
- Comfortable Separate Lounge and Dedicated Study
- Built Wardrobes in the Principal and Second Bedrooms
- Generous Driveway Parking, Attached Garage and Convenient Location

NO ONWARD CHAIN Beautifully presented throughout, this impressive four bedroom semi-detached family home offers generous accommodation, a versatile layout and an attractive setting within Montacute Close. With approximately 1,310 sq. ft. including the garage, a separate study and a spacious kitchen/dining room, this is a home perfectly suited to modern family living.

The ground floor offers a welcoming lounge, providing a comfortable space to relax, while the impressive kitchen/dining room forms the heart of the home. Featuring stylish white Shaker-style cabinetry, contrasting worktops and a breakfast bar, the kitchen flows naturally into a dedicated dining area, where sliding patio doors open directly onto the rear garden. Whether enjoying everyday family meals or entertaining friends, this is a wonderfully sociable space.

A separate study offers the flexibility to work comfortably from home, while a ground-floor shower room adds further convenience for busy family life.

Upstairs, four bedrooms provide excellent flexibility for growing families, visiting guests or additional workspace. The principal and second bedrooms benefits from built-in wardrobes, while a well-appointed family bathroom serves the first floor. Throughout, the property has been maintained to an excellent decorative standard, creating a bright and welcoming environment.

Outside, the enclosed rear garden offers a combination of lawn, established planting and decked seating, with mature trees providing an attractive leafy backdrop. To the front, a generous driveway provides off-road parking and access to the attached garage.

Montacute Close is conveniently positioned for local schools, shops, Farnborough town centre and both Farnborough Main and Farnborough North railway stations.

Offering space, comfort and practicality in equal measure, this is a beautifully presented family home that deserves to be viewed.





Entrance Porch	
Lounge	16x11'5 (4.88mx3.48m)
Kitchen/Diner	19'2x11'7 (5.84mx3.53m)
Study	8'9x7'4 (2.67mx2.24m)
Shower Room	
First Floor	
Bedroom One	11'8x11'6 (3.56mx3.51m)
Bedroom Two	12'6x10'10 (3.81mx3.30m)
Bedroom Three	15'9x7'7 (4.80mx2.31m)
Bedroom Four	9'6x8 (2.90mx2.44m)
Bathroom	
Garage	
Outside	



The property enjoys an attractive approach, with a generous driveway providing off-road parking and access to the attached garage.

To the rear, the enclosed garden offers a pleasant combination of lawn, established shrubs and a composite decked seating area, ideal for outdoor dining and relaxation. Mature trees beyond the boundary create a lovely leafy backdrop, while a timber garden shed provides additional storage. A welcoming outdoor space with plenty to enjoy throughout the seasons.

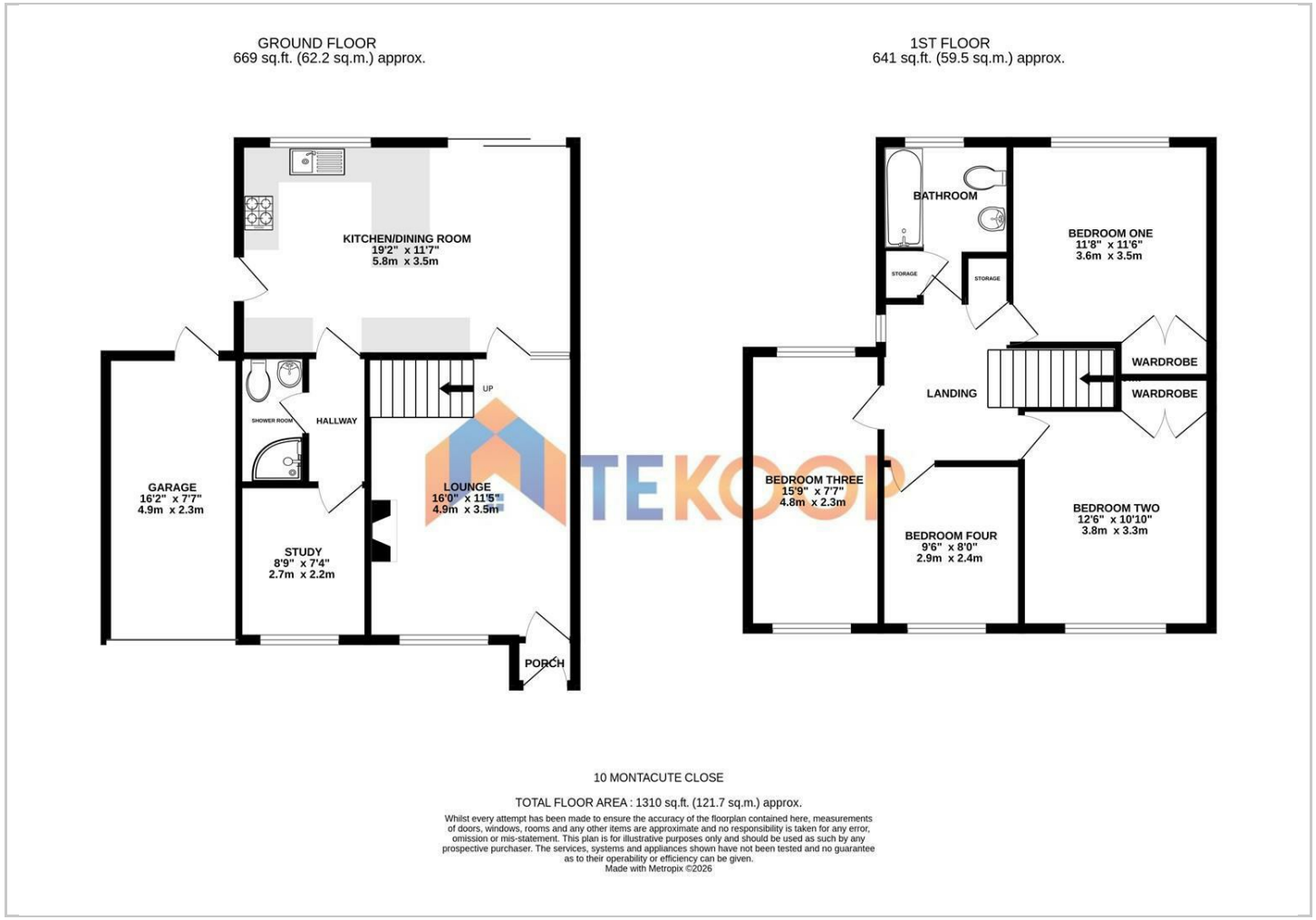
Directions

Try "WHAT THREE WORDS" Every 3 metre square of the world has been given a unique combination of three words. Used for e-commerce and delivery, navigation, emergencies and NOW ESTATE AGENCY. If you are struggling to find this property - Use What Three Words on your phone or tablet and type; ///processes.showrooms.roofer

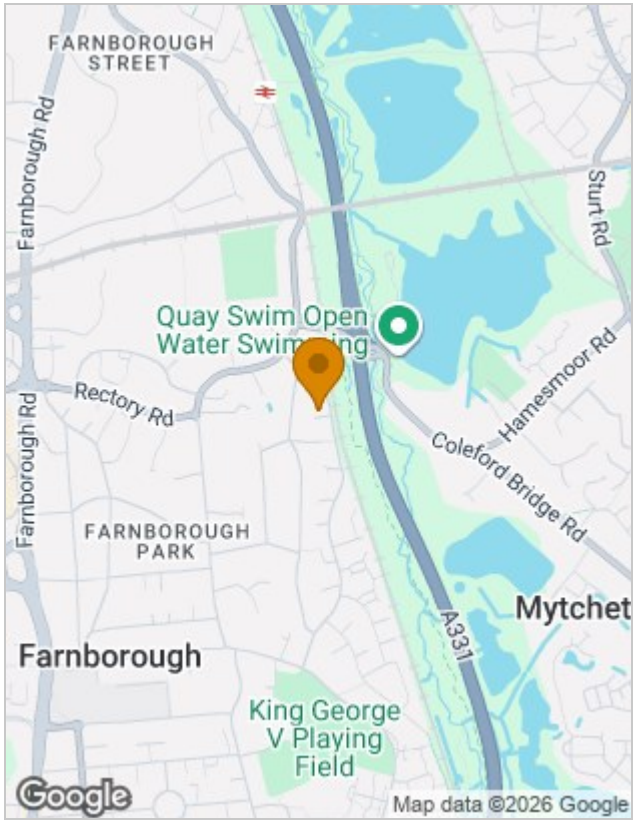




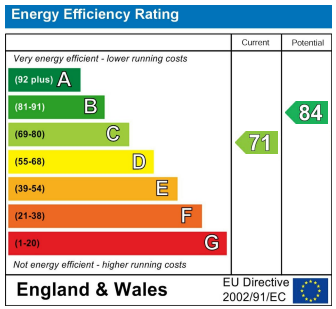
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our TE KOOP Office on 01252 561000 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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