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BROOK
INDEPENDENT
ESTATE AGENTS



5 Barbe Baker Avenue

, West End, SO30 3RH

£549,000



Brook independent are delighted to present to the market this fine detached executive four bedroom residence set in a sought after off shoot close on this popular Avenue. Set just on the outskirts of West End village , a short walk to the heart of the village itself with an interesting array of independent shops, a supermarket, schools and an abundance of community facilities. Hedge End is a short drive with further shopping, a vast commerce and retail complex plus access to the motorway for trips and commuting into main towns and cities. Additionally, the landmark Ageas bowl is a short cycle or drive away for those who love all things sporting, there is a tennis club, golf course, hotel and spa not to mention county and international cricket. This is the perfectly placed property for those looking for convenience, amenities, and activity close at hand and all these attributes have certainly seen this area emerge as a destination address and lifestyle location.

Council tax band F

EPC rating D



Entrance Hallway

Living Room 18' x 14'10 (5.49m x 4.52m)

Dining Room 9'5 x 9'1 (2.87m x 2.77m)

Kitchen/Breakfast Room 15'2 x 9'1 (4.62m x 2.77m)

Cloakroom

Master Bedroom 12'2 x 9'7 (3.71m x 2.92m)

Bedroom Two 9' x 8'2 (2.74m x 2.49m)

Bedroom Three 11'11 x 8'2 max (3.63m x 2.49m max)

Bedroom Four 8'5 x 8'1 max (2.57m x 2.46m max)

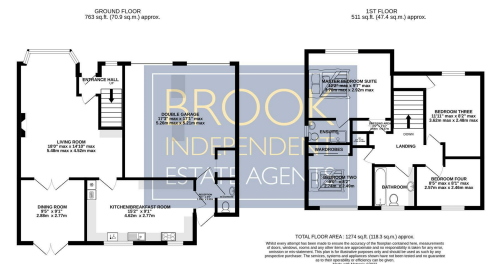
Bathroom

En Suite

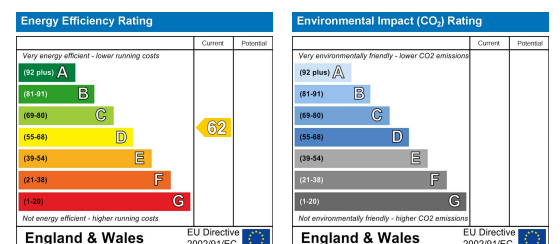
Area Map



Floor Plans



Energy Efficiency Graph



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