


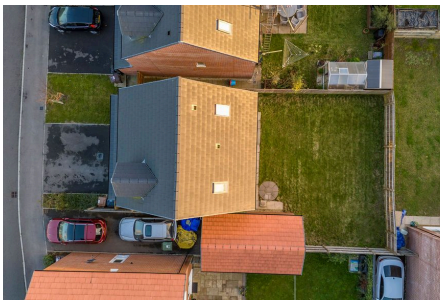


## 1 Swinburn Road, Andover, SP11 6NE

£415,000

 4  3  1



This modern four-bedroom townhouse on Swinburn Road offers spacious, versatile living across three floors. The ground floor features a bright open-plan living/dining room, a sleek kitchen, a WC, and an integrated garage. The first floor includes three well-sized bedrooms and a family bathroom, while the top floor hosts a luxurious primary suite with an en-suite. With a private garden, driveway parking, and a total area of 1,449 sq ft, this home is ideal for families or professionals seeking comfort and convenience in a desirable Andover location.

## Key Features

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### Swinburn Road, SP11

Approximate Gross Internal Area = 116.6 sq m / 1256 sq ft  
Approximate Garage Internal Area = 17.9 sq m / 193 sq ft  
Approximate Total Internal Area = 134.5 sq m / 1449 sq ft



This floor plan is for representation purposes only as defined by the RICS code of Measuring Practice (and IPMS where requested) and should be used as such by any prospective purchaser. Whilst every attempt has been made to ensure the accuracy contained here, the measurement of doors, windows and rooms is approximate and no responsibility is taken for any error, omission or mis-statement. Specifically no guarantee is given on the total area of the property if quoted on the plan. Any figure provided is for guidance only and should not be used for valuation purposes.  
Produced for Brockenhurst Estate Agents

