



**5 COUNCIL HOUSES**

Up Somborne, Stockbridge, Hampshire, SO20 6QZ

**Carter Jonas**

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## 5 COUNCIL HOUSES, UP SOMBORNE, STOCKBRIDGE, HAMPSHIRE, SO20 6QZ

- 3 Bedrooms
- Sitting room
- Dining room
- Kitchen
- Bathroom
- Downstairs WC
- Garden
- Greenhouse
- Off-street parking

### DESCRIPTION

In a truly rural location, yet accessible to Winchester and its communication links the property requires modernisation and offers great scope, subject to the necessary consents for further extension. The accommodation is as shown on the floorplan. The front door opens into a hall with doors to the sitting room which overlooks the front garden, kitchen, utility room and dining room and a useful cloakroom. Upstairs there are three bedrooms and family bathroom all benefiting from wonderful countryside views.

### OUTSIDE

The house is set back from the road with a generous garden mainly laid to lawn with large vegetable patch and a greenhouse and there is a coal store.

## A RARELY AVAILABLE 3 BEDROOM SEMI DETACHED HOUSE IN A GENEROUS PLOT WITH POTENTIAL IN THIS DESIRABLE VILLAGE



## LOCATION

Up Somborne is a pretty village conveniently close to Winchester and other towns. It is surrounded by beautiful countryside making it an excellent base for country pursuits. In nearby King's Somborne there is a primary school, shop, church and village hall. Stockbridge, about 4 miles to the north, is well known for its excellent shopping, but for a full range of facilities Winchester is about 7 miles and Andover 12 miles away. Trains to Waterloo from Winchester take under the hour. The catchment secondary school is Test Valley School and local independent schools include St Swithun's, Winchester College, Prince's Mead, and Embley.

## ADDITIONAL INFORMATION

**Tenure:** Freehold.

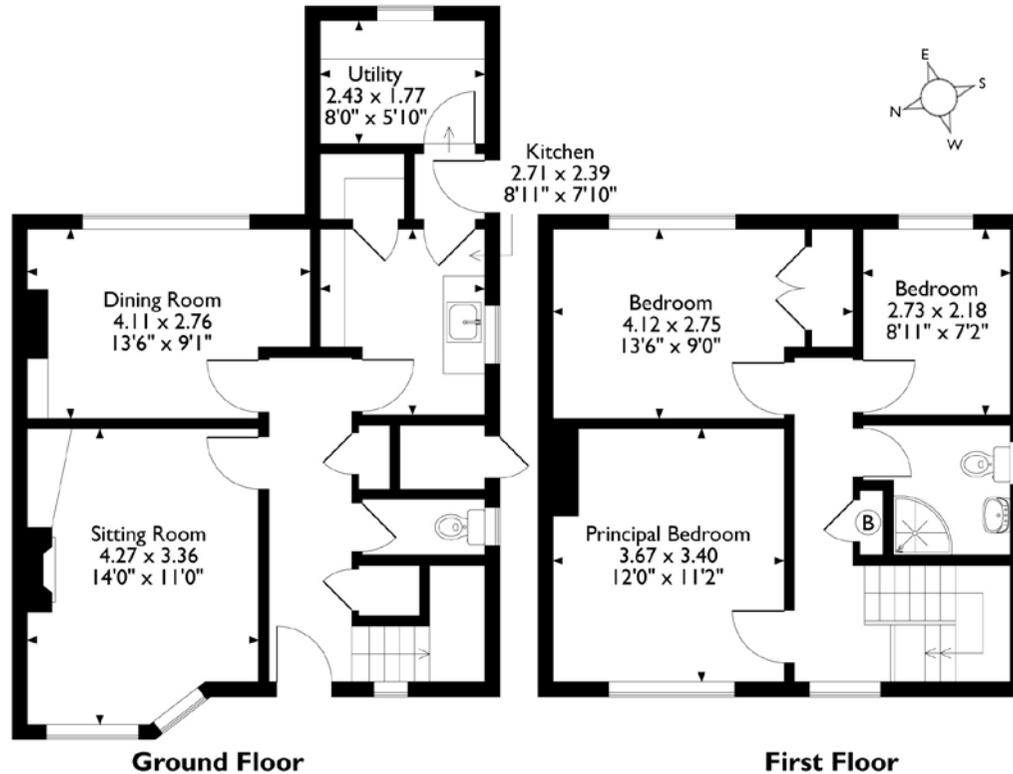
**Services:** Electric heating and septic tank.

**Local Authority:** Test Valley Borough Council. Council Tax Band C.

**Viewing:** Strictly by appointment through the selling agents Carter Jonas.



5 Council Houses Up Somborne, Stockbridge  
 Approximate Gross Internal Area  
 Main House = 93 Sq M/1001 Sq Ft  
 Outbuilding = 1 Sq M/11 Sq Ft  
 Total = 94 Sq M/1012 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		77
(55-68)	D		
(39-54)	E		
(21-38)	F	30	
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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