



Upham / Owslebury, Nr Winchester / Southampton, Hampshire
£1,350 pcm excl. with a monthly contribution towards utilities

A charming, detached annexe situated within an elevated position amidst beautiful countryside close to the popular villages of Owslebury and Upham and the county town of Winchester



Term: 12 months with the possibility of renewal
Unfurnished – Assured Shorthold Tenancy / Contractual Residential Tenancy

Bedrooms – 1

Key Features:

Large Vaulted Open Plan Living / Dining Room
Fully Fitted Kitchen
Bathroom with Shower over Bath
Galleried Double Bedroom
Private, Gravelled Sitting Out Area
Monthly Contribution Towards Utilities
Parking
Stables and Grazing (up to Two Acres) Available by Separate Negotiation

Description:

The Annexe provides attractive, light and spacious accommodation ideal for a single person / couple. The reception room with imposing feature double doors, is triple aspect and elegant. The kitchen is well fitted with a breakfast bar, electric cooker, fridge / freezer and washing machine. The modern bathroom has a shower over the bath. Carpeted stairs lead to the galleried double bedroom area above.

Outside:

Externally, there is a small, private, gravelled sitting out and parking area to one side of the Annexe. Excellent walking, riding and cycling routes are easily accessible from the door.

Situation:

The property is set in glorious countryside within a few miles of the villages of Alresford and Upham and very conveniently situated for access to Winchester and the M3. Bishops Waltham, Southampton (Airport and M27), Alton and Petersfield are all within easy reach.

AVAILABLE BEGINNING FEBRUARY 2024

Local Authority: Winchester City Council (Band A)

White Goods: Electric Oven and Hob, Washing Machine and Fridge / Freezer

Heating / Hot Water / Electricity / Water / Drainage : £200 Monthly Contribution to Landlord

Curtains: To principal rooms

Flooring: Carpets/Exposed Wood Floors/Tiles

Broadband availability: Check with your provider

Mobile phone reception: Check with your provider

Pets: Considered

Viewing:

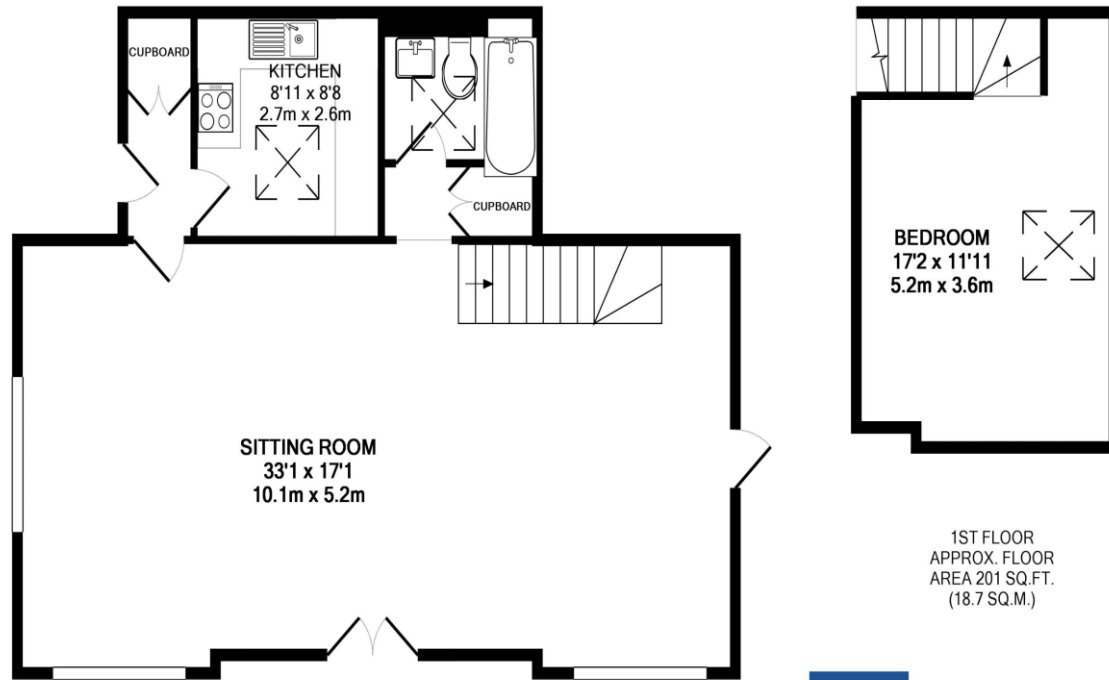
Strictly by appointment with The Country House Company, as many properties are already tenanted and we wish to respect privacy.

Tel: 02392 632275

Email: info@countryhousecompany.co.uk

Please contact The Country House Company for further details – www.countryhousecompany.co.uk

Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		



GROUND FLOOR
APPROX. FLOOR
AREA 720 SQ.FT.
(66.9 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 201 SQ.FT.
(18.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 921 SQ.FT. (85.6 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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The Country House Company

02392 632 275 www.countryhousecompany.co.uk

sales@countryhousecompany.co.uk ▪ lettings@countryhousecompany.co.uk

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