



THE
COUNTRY
HOUSE
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Southwick, Nr Fareham, Portsmouth, Hampshire
£2,500 pcm excl

Late eighteenth century, Grade II listed, detached brick cottage in the historic village of Southwick provides a wonderful family home.



Term: 12 months with the possibility of renewal

Bedrooms – 6

Unfurnished – Assured Shorthold Tenancy / Contractual Residential Tenancy

Key Features:

Grade II Listed Detached Cottage
Six Bedrooms
Kitchen/Breakfast Room
Spacious Sitting Room with working fire
Dining Room with Engraved Beams
Study
Utility Room with W.C.
Store
Six Bedrooms (split over 2 floors)
Two Bathrooms
Separate W.C.
Large Garden
Garage and Car Port
Various Sheds
Popular Location
Pets Welcome
Available October

Description:

Built in the late Eighteenth Century, this Grade II Listed, detached brick Cottage in the historic village of Southwick provides a wonderful family home.

Spread over three floors, with six bedrooms, a cellar, numerous outbuildings and extensive grounds, the property provides versatile accommodation brimming with the quirks and charm associated with a property of this type.

On the ground floor, there is a spacious reception room with working fireplace, dining room with feature fireplace and original carved beam detail, a kitchen/breakfast room, office/boot area with original tile flooring and cellar access, flagstone rear hall with door out onto the garden, utility room with W.C. and store room.

The first floor provides four bedrooms, three of which are good size doubles and two bathrooms.

The top floor, recently carpeted, has a snug/tv area and two attic style children's bedrooms.

Outside:

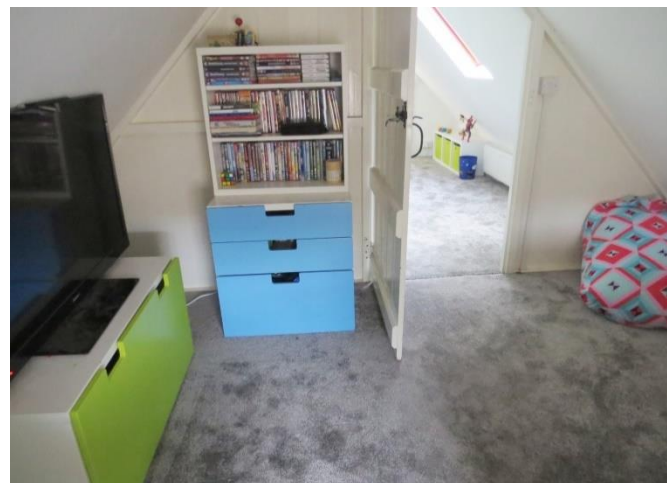
Externally, the property has a variety of styled areas, with open lawn, hedged walkways, rockery, open playing area and rear driveway with garage, car port and shed.

Situation:

The picturesque village of Southwick lies at the heart of Southwick Estate. Southwick translates from the Saxon "south dairy farm" and over time this farm has grown into a small village.

The village, which has two pubs and a post office, is situated six miles north of Portsmouth and within the district authority of Winchester.

AVAILABLE OCTOBER 2020



Local Authority: Winchester City Council (Band G)
White Goods: AGA, fridge, dishwasher, AGA – position for Additional cooker, fridge/freezer, washing machine, tumble dryer

Heating: Oil fired central heating

Drainage: Mains

Broadband availability: Check with your provider

Mobile phone reception: Check with your provider

Pets: One well behaved pet considered

Gardening: Tenants responsibility

(Note: Some photos from 2016)

Viewing:

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

Tel: 02392 632275

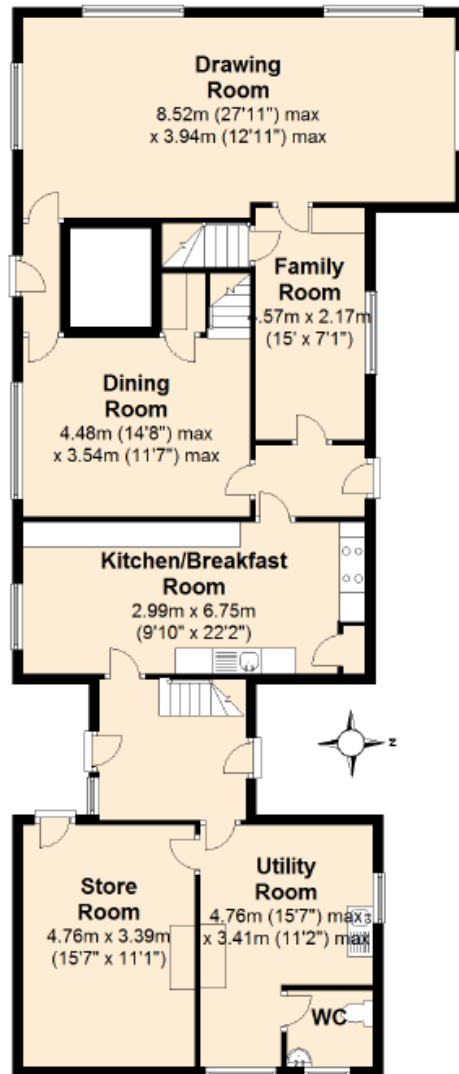
Email: info@countryhousecompany.co.uk

Terms of Letting

Internal decoration, carpets, curtains will be the responsibility of the Tenant. There are some items available for a new tenant to buy from the current tenant.

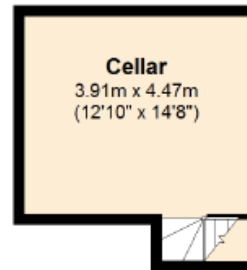
Ground Floor

Approx. 130.3 sq. metres (1402.4 sq. feet)



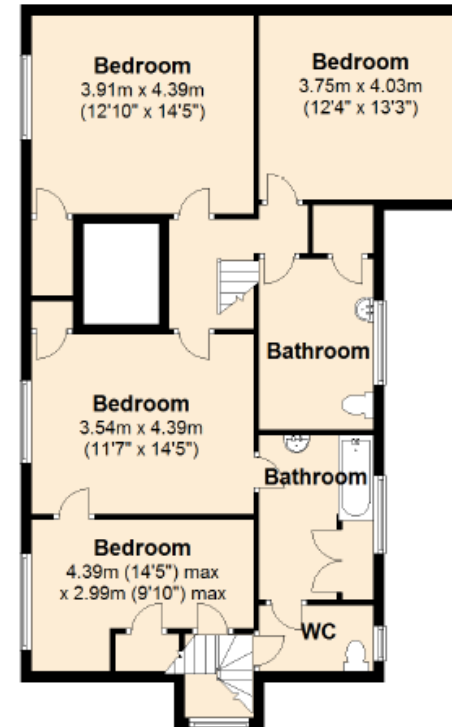
Basement

Approx. 19.1 sq. metres (205.5 sq. feet)



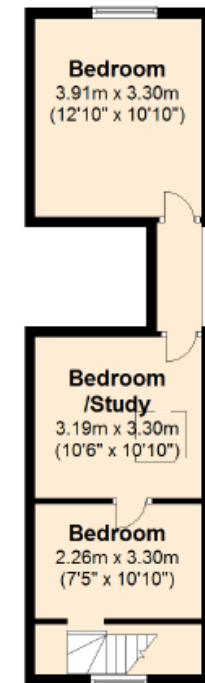
First Floor

Approx. 90.7 sq. metres (976.8 sq. feet)



Second Floor

Approx. 36.9 sq. metres (397.2 sq. feet)



Total area: approx. 277.0 sq. metres (2982.0 sq. feet)

This floor plan is for illustrative purposes only and is not to scale. Where measurements are shown, these are approximate and should not be relied upon. Total square area includes the entirety of the property and any outbuildings/garages. Sanitary ware and kitchen fittings are representative only and approximate to actual position, shape and style. No liability is accepted in respect of any consequential loss arising from the use of this plan. Reproduced under licence from Evolve Partnership Limited. All rights reserved.
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