



Bereweke House, Bereweke Road, Winchester, Hampshire, SO22 6BB

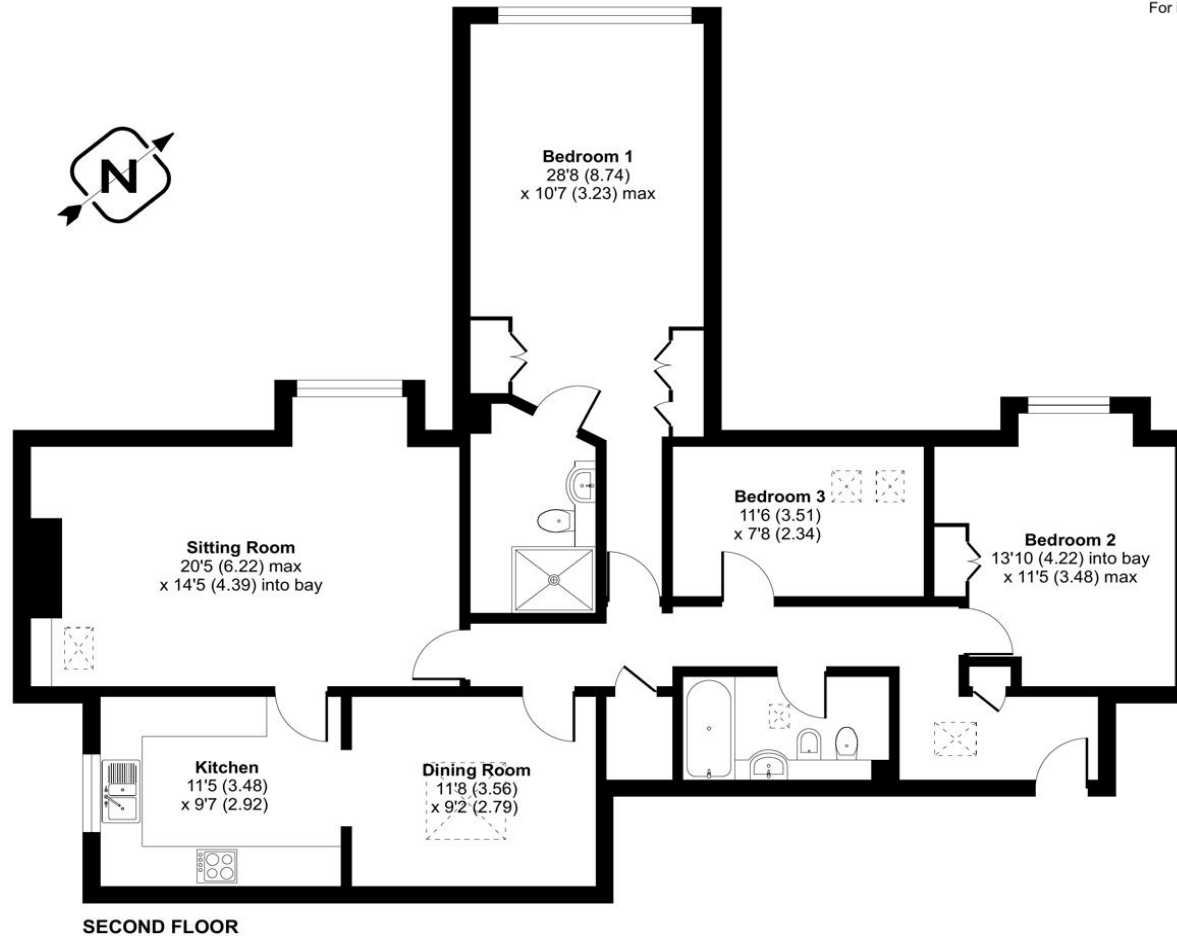


ACCOMMODATION

Introducing a stunning penthouse apartment boasting three bedrooms, set within a prestigious residential development. This exceptional property offers contemporary living spaces flooded with natural light and breathtaking panoramic views. The spacious open-plan kitchen and living area provide the perfect setting for entertaining guests or unwinding with loved ones. Residents can enjoy access to well-maintained communal gardens and secure resident parking facilities. The principal bedroom features an en-suite shower room, while the additional bedrooms offer ample space for a growing family or home office setup and are served by the modern family bathroom. Situated in a sought-after leafy location, this penthouse apartment is within easy reach of local amenities and transport links.

Approximate Area = 1264 sq ft / 117.4 sq m

For identification only - Not to scale



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	78	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2024. Produced for Charters Estate Agents Limited. REF: 1090020



SITUATION

Conveniently located on the northern side of the city and within walking distance to the railway station and city centre. There is a range of shops, fine restaurants and contemporary bars in Winchester as well as the famous Cathedral and beautiful Water Meadows plus a network of footpaths and bridleways for walking and riding in the surrounding countryside. Connections are excellent with the railway station, A34, M3 and M27 within easy reach.



SPECIFICATION

- Spacious penthouse apartment
- Immaculately presented throughout
- Close to local amenities
- Open/plan living accommodation
- Three good sized bedrooms
- En-suite shower room to the principal bedroom
- Modern family bathroom
- Allocated parking space
- Beautiful communal grounds

LOCAL AUTHORITY

Winchester City Council
Council Tax Band: E

GUIDE PRICE

Asking Price £600,000

TENURE

Leasehold

Unexpired Years: 101 Years Remaining

Annual Ground Rent: £175

Ground Rent Increase: TBC

Ground Rent Review Period: TBC

Annual Service: £4,700

These details are to be confirmed by the vendor's solicitor and must be verified by a buyer's solicitor.