



Houghton Cottages, Warnford Road, Corhampton, SO32 3ND

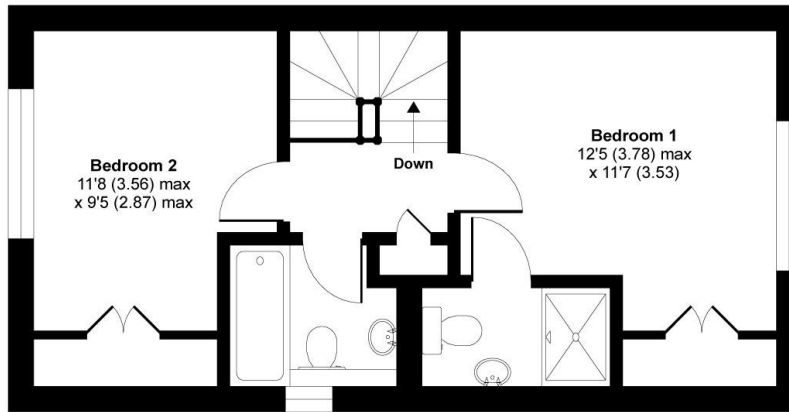


ACCOMMODATION

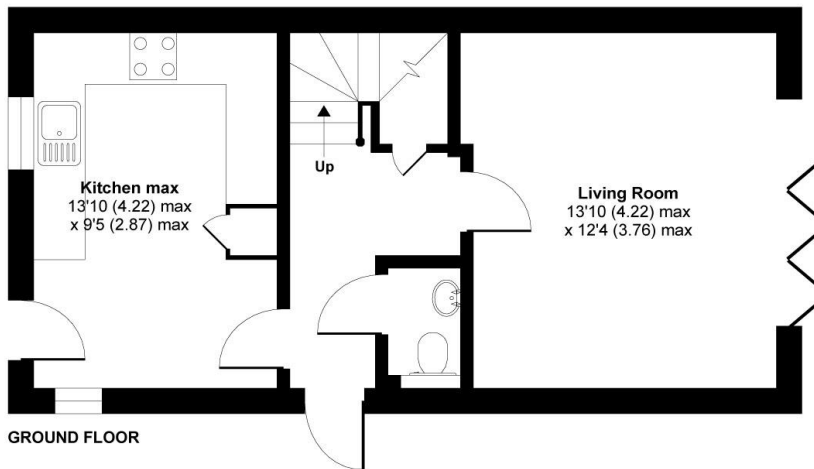
A superbly presented modern two-bedroom semi-detached home with two bathrooms and three parking spaces, set in the Meon Valley village of Corhampton within the South Downs National Park. This beautiful home features a really good size kitchen/diner with ample room for a table and a large living room with bi-fold doors that open out to the garden. There is also a cloakroom on the ground floor, with two double size bedrooms, an en suite shower room, and a main bathroom on the first floor. At the rear of the property is a neat enclosed garden, with a very generous three parking spaces behind. Within a short walk, there is a handy village shop/post office and The Shoe Inn public house at Exton. Wonderful countryside walks and scenery are on your doorstep, with Beacon Hill and the River Meon close by.

Approximate Area = 802 sq ft / 74.5 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		94
(81-91) B	81	
(69-80) C		
(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). © n'checon 2020. Produced for Charters. REF: 606322



SITUATION

The thriving parish of Corhampton and Meonstoke lies on the Eastern bank of the River Meon and boasts a village shop, post office, The Shoe and Bucks Head public houses. A wider range of shopping and amenities can be found at the nearby historic, market towns of Wickham and Bishops Waltham. Families are well catered for with both Meonstoke Pre School, Infant and Droxford Junior school.



SPECIFICATION

- Recently built two bedroom house
- Two bathrooms
- Superbly presented throughout
- Three parking spaces
- Contemporary kitchen/diner
- Living room with bi fold doors
- Sought after Meon Valley location

LOCAL AUTHORITY

Winchester City Council
Council Tax Band: D

GUIDE PRICE

Asking Price £335,000

TENURE

Freehold