



Hyde Street, Winchester, Hampshire, SO23 7DW





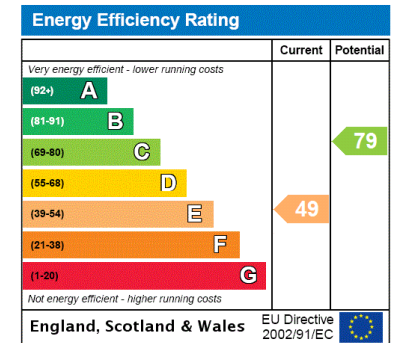
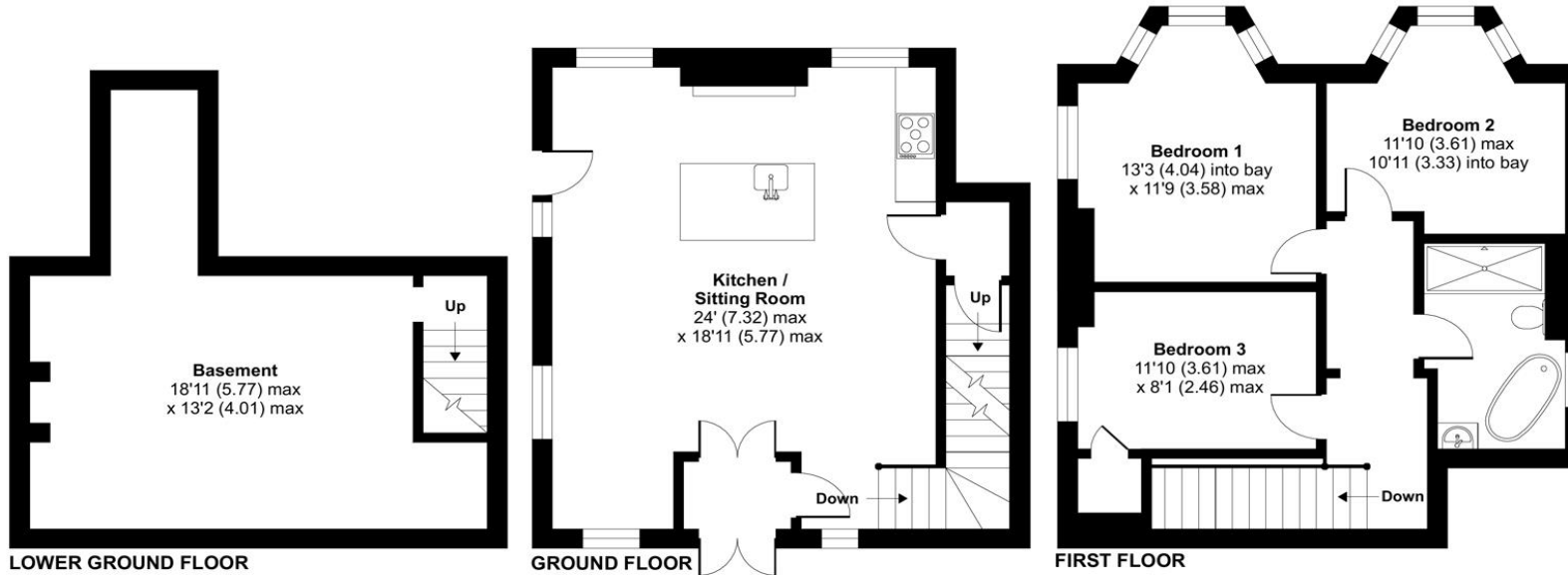
## ACCOMMODATION

Starting originally as Winchester's main brewery houses in Hyde, The Counting House is full of character and offers excellent space across three floors, and is located in the popular and central location of Hyde. Internally, the main area is a large open plan room offering a very social space with the kitchen/diner and lounge. There is also a basement on the lower ground providing amazing storage and ability to convert to a flexible space. The kitchen offers great space with a preparation island and ample storage. Making your way upstairs are three comfortable bedrooms with two benefitting from large bay windows. The family bathroom provides a large walk-in shower with room for a roll top bath and is fully tiled and does benefit from underfloor heating. Outside to the rear of The Counting House is a fully enclosed courtyard garden, which is paved and offers an ideal space for al fresco dining along with allocated parking for two along with an EV charging point installed.



Approximate Area = 1417 sq ft / 131.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Charters Estate Agents Limited. REF: 992904



## SITUATION

Historic Hyde is only a short walk from the thriving city centre and railway station. Winchester is a splendid and historical cathedral city with much character and diverse architecture, whilst successfully delivering a modern cosmopolitan feel concentrated over just a few square miles. As well as national retail chains, Winchester is home to an array of independent boutique shops and eateries and an impressive farmers market. Winchester is also highly renowned for its outstanding educational establishments ranging from both private and state schools to popular sixth form college and the oldest public school in the United Kingdom. Coast and country lifestyle pursuits are all within striking distance as the city is well placed for the South Downs National Park, the New Forest, the Meon Valley and both Bournemouth and Portsmouth's coastal beaches. Equally however, the capital is commutable within the hour, using South West Trains rail connections to London Waterloo and with Southampton's international airport granting air travel for those seeking further destinations. The surrounding countryside has a network of footpaths and bridleways for walking and riding. Communications are excellent with the railway station, A34, M3 and M27 within easy reach.





#### SPECIFICATION

- Two allocated parking spaces
- Private garden
- Over 1400sqft
- Three bedrooms
- Charming feature property

#### LOCAL AUTHORITY

Winchester City Council  
Council Tax Band: E

#### GUIDE PRICE

£700,000

#### TENURE

Freehold