



Wrights Close, South Wonston, Winchester, Hampshire, SO21 3HD



ACCOMMODATION

A deceptively spacious and extended detached bungalow is nestled on a lovely corner plot offering an excellent garden. You enter the home via a large porch giving the ideal space for hanging jackets and coats. The front door opens into a welcoming entrance hall providing access to the well-proportioned accommodation. The spacious sitting room includes a view to the rear garden. The kitchen also benefits from a rear garden aspect and leads to conveniently placed utility room, W.C and integral garage. It includes fitted base and eye level units providing ample storage and worksurface preparation space. The home continues to impress with cleverly extended bedrooms which are all well-proportioned providing four double bedrooms one also benefits from a nicely planned en-suite, the sizeable family bathroom serves the remaining bedrooms. Externally, the generous private garden is mostly laid to lawn with mature shrubs and hedge row providing a high degree of privacy, the driveway provides ample off-road parking for at least three vehicles and a front lawn.

Approximate Area = 1738 sq ft / 161.4 sq m (includes garage)

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		
(55-68) D	68	78
(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). © nichecom 2023. Produced for Charters Estate Agents Limited. REF: 966158



SITUATION

Set within the village of South Wonston, which lies on the outskirts of the city of Winchester, approximately five miles north. All within a convenient walking distance there is a village shop, post office, recreation ground and a school. The historic city of Winchester is only within a short drive or local bus journey and its characterful city delights are immediately surrounded by the rustic beauty of the chalk downs, giving you the best of cosmopolitan and country life. The city boasts an abundance of top brand shops, upmarket boutiques, inviting cafes and sophisticated restaurants. There is a network of footpaths and bridleways for walking and riding in the surrounding countryside. Communications are excellent with the A34, M3 and M27 within easy reach.



SPECIFICATION

- Over 1700 sqft
- Four comfortable bedrooms
- Extended bungalow
- Large corner garden
- Popular family village
- Scope to extend if needed

LOCAL AUTHORITY
Winchester City Council
Council tax Band E

GUIDE PRICE
Offers Over £600,000

TENURE
Freehold