



Forest Road, Waltham Chase, Southampton, Hampshire, SO32 2LA

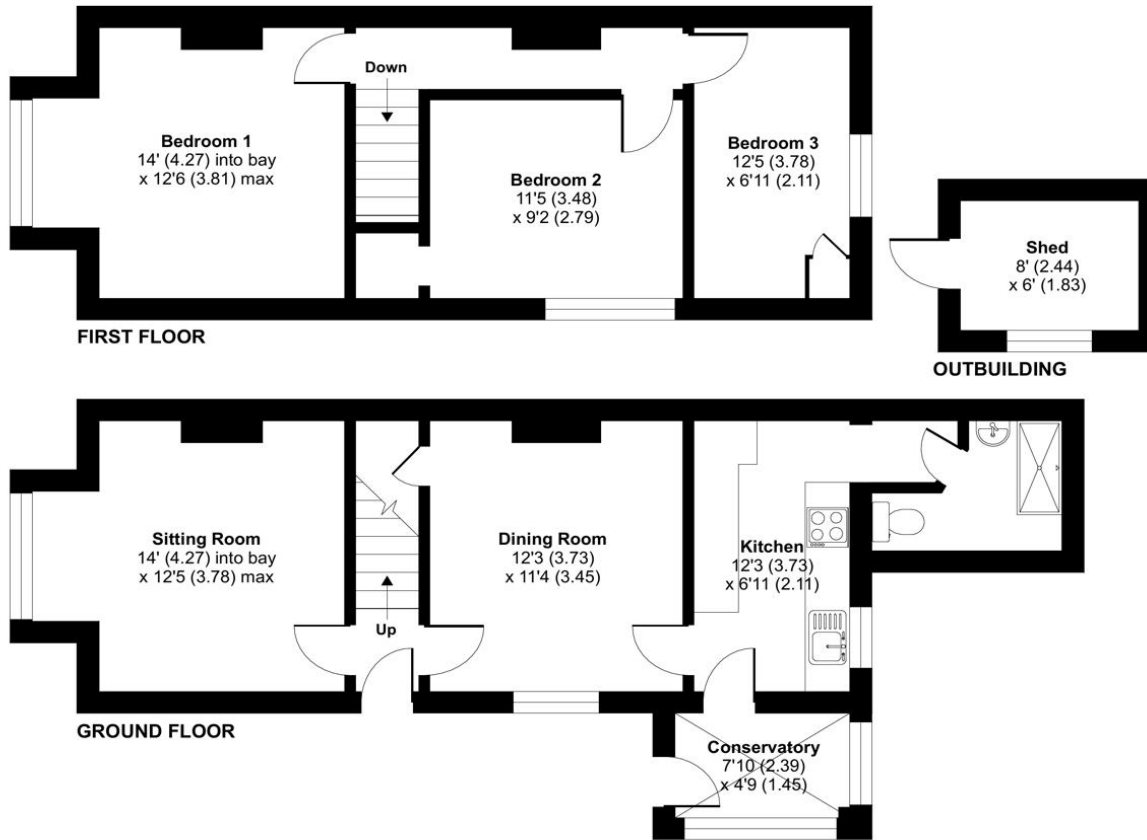


ACCOMMODATION

Charters are delighted to offer this charming three-bedroom Victorian semi-detached cottage, set in a quiet village location and a gorgeous plot with endless potential. Upon arrival to this charming home, you are greeted by a cosy sitting room. An additional living room is situated at the front of the home. Towards the rear is a kitchen that also has access to utility space and a ground-floor bathroom. The first floor includes three generously sized bedrooms. The property boasts a wonderful plot with the opportunity to extend, subject to local planning. The double-width driveway, which runs down the side of the home, leads you to the impressive garden which includes multiple storage sheds. A patio area is currently used for entertaining guests and al fresco dining. A viewing at this property is highly recommended.



Approximate Area = 979 sq ft / 90.9 sq m
 Outbuilding = 48 sq ft / 4.5 sq m
 Total = 1027 sq ft / 95.4 sq m
 For identification only - Not to scale



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	84
(69-80)	C	72
(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). © nichecom 2023. Produced for Charters Estate Agents Limited. REF: 1029568



SITUATION

Waltham Chase is a rural village, neighbouring the popular village of Bishop's Waltham and only a short drive from the thriving city of Winchester. Waltham Chase has many local amenities, recreation grounds and two traditional inns. Winchester city offers many famous attractions and amenities. Communications are excellent with the M27 and the M3 within easy reach.



SPECIFICATION

- Three-bedroom period cottage
- Fantastic Plot with opportunity to extend
- Semi-rural location
- Double width driveway
- Two reception rooms
- Close to Schools and Shops

LOCAL AUTHORITY

Winchester City Council
Council Tax Band: D

GUIDE PRICE

Asking Price £425,000

TENURE

Freehold