



Chestnut Avenue, Eastleigh, Hampshire, SO50 5BX



ACCOMMODATION

This enchanting two-bedroom Grade II listed thatched cottage is nestled in the heart of Eastleigh, offering a unique living experience amidst the vibrant atmosphere of the town. Brimming with period features, this residence exudes character and charm, serving as a testament to its rich architectural heritage. The property is entered through the kitchen, which in turn leads through to a welcoming hallway, providing access to all principal reception rooms. The distinguished sitting room, positioned at the front of the home, showcases period features and a statement fireplace, creating an inviting space that encapsulates the cottage lifestyle. The room also provides access to the mature front garden, enhancing the connection between indoor and outdoor living. Adjacent to the living room, a formal dining room boasts exposed wooden beams and captivating brick details, adding to the overall charm of the home. The country kitchen, adorned with bespoke units, beckons with its warmth and functionality, leading to the cottage garden beyond. For added convenience, the bathroom is thoughtfully situated on the ground floor, while a staircase ascends to two well-appointed bedrooms characterized by traditional sloped ceilings and wooden beams. Step outside, and you'll be drawn to the cottage garden, featuring a delightful mix of mature hedging, a lawned area, and a terraced patio. Completing the picture of this historic home is a garage and driveway, providing both practicality and convenience.

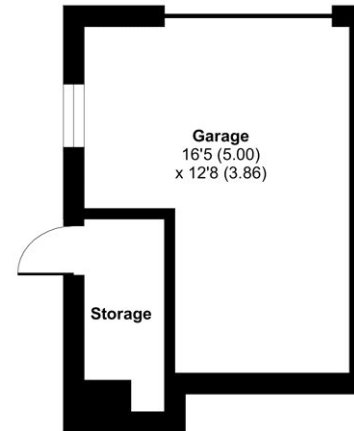
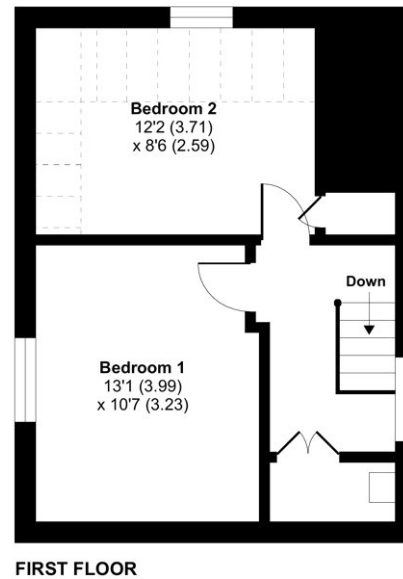
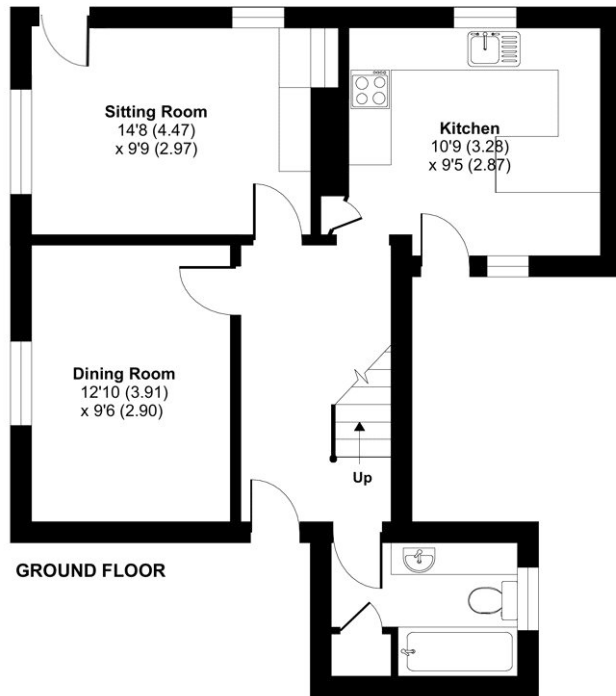


Approximate Area = 886 sq ft / 82.3 sq m
Limited Use Area(s) = 59 sq ft / 5.5 sq m
Garage = 216 sq ft / 20.1 sq m
Total = 1161 sq ft / 107.9 sq m

For identification only - Not to scale



Denotes restricted head height



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: 1068020



SITUATION

Situated in a highly sought-after location, this property enjoys the advantages of easy access to the family-friendly Eastleigh town centre, as well as the vibrant cities of Southampton and Winchester with their wide range of leisure facilities and shopping opportunities. The nearby mainline railway station, Southampton Airport Parkway, provides convenient and frequent services to London Waterloo. In addition, Southampton International Airport is just a short drive away, and the property enjoys easy access to major road links including the M13 and M27. Within walking distance, you'll find a variety of shops and amenities, as well as the picturesque riverside park, providing a lovely setting for leisurely walks.



SPECIFICATION

- Magnificent Grade II listed home
- Extensive period features
- Lounge and separate Dining room
- Two well-appointed bedrooms
- Family bathroom
- Private cottage garden
- Garage and driveway
- No forward chain

LOCAL AUTHORITY

Eastleigh Borough Council
Council Tax Band D

GUIDE PRICE

Offers In Excess Of £375,000

TENURE

Freehold