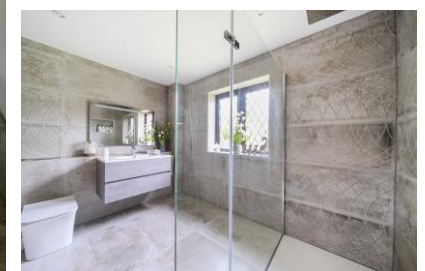




Chestnut Rise, Droxford, Southampton, Hampshire, SO32 3NY

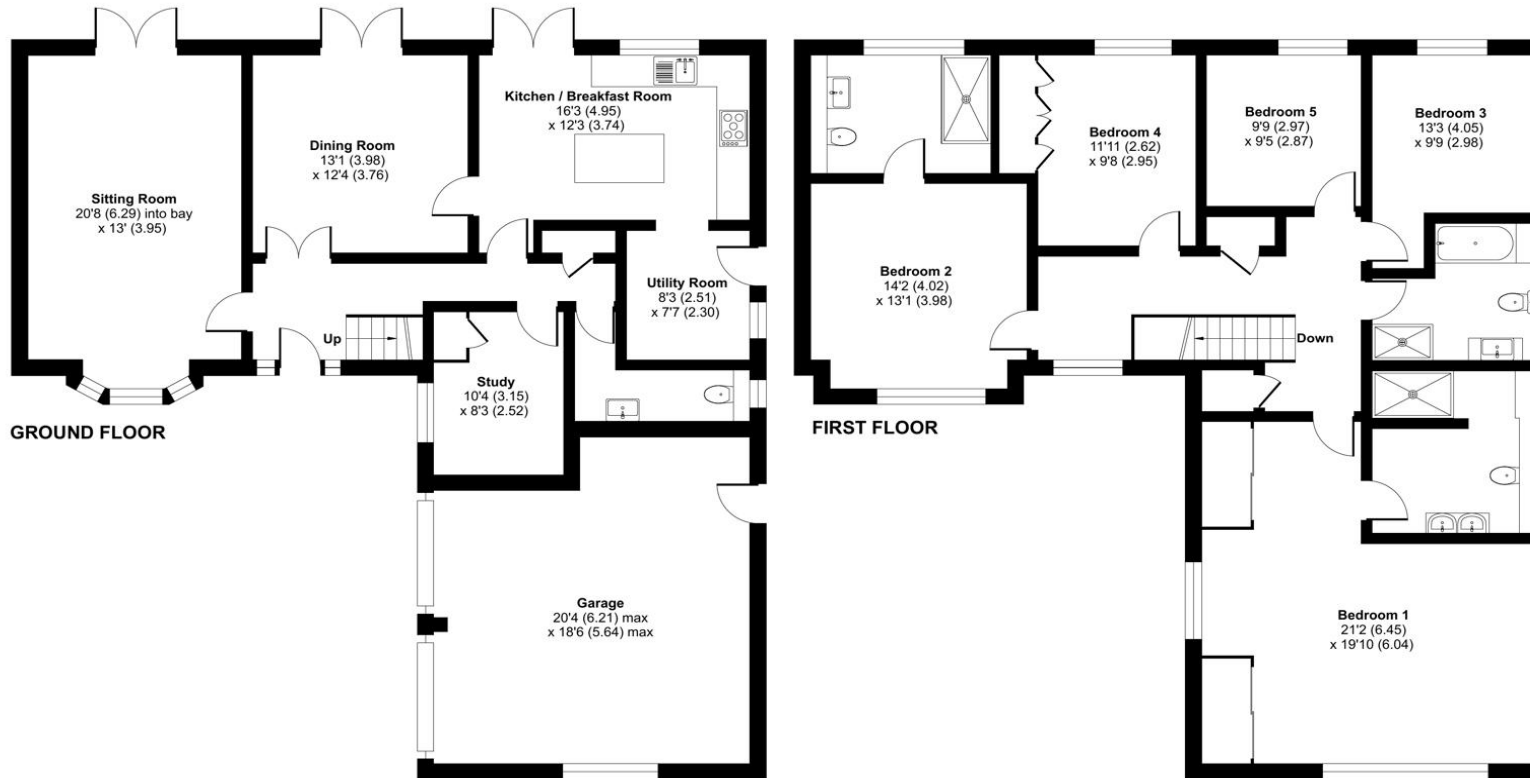


ACCOMMODATION

Nestled in a picturesque village setting in an elevated position, this modern detached house offers the perfect blend of comfort and style. Boasting five bedrooms, this property is ideal for families or those seeking extra space. Conveniently, the home is also located a stone throw from local shops, pubs and primary school. The interior of the house is thoughtfully designed, with spacious living areas and a contemporary kitchen perfect for entertaining. The five bedrooms are generously sized, offering ample room for relaxation. The two en-suites, family bathroom and ground floor cloakroom have all been recently updated and are presented in exceptional condition. The home boasts a sizeable plot with the gorgeous rear garden providing a private space to enjoy. The sweeping block paved driveway allows parking for multiple vehicles and access to the double garage. Don't miss the opportunity to make this stunning property your new home. Contact us today to arrange a viewing.



Approximate Area = 2270 sq ft / 210.8 sq m
 Garage = 356 sq ft / 33 sq m
 Total = 2626 sq ft / 243.8 sq m
 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 | 60 | 73 |
| (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 2024. Produced for Charters Estate Agents Limited. REF: 1153385



Scan the QR code to find out more information about this property.

SITUATION

Droxford lies within the scenic Meon Valley, part of the South Downs National Park. Village amenities which include a pub offering dining options, petrol station, post office, convenience store and doctors' surgery. Both Junior and Infant feeding schools in the village have both been awarded an OFSTED outstanding. Nearby there are beautiful walks, including Old Winchester Hill, The Meon Valley Trail and the South Downs Way. The local and communitive church in the village has a café, which is only walking distance, there is a Montessori school and also a scout hut nearby. The Meon Valley, just off the A32, and Droxford has excellent access to the market towns of Bishops Waltham, Wickham and Alresford. Winchester, Petersfield, Alton and Fareham offer wider shopping, schools and leisure facilities. The village itself has a lovely culture, and a war community feel, where it was awarded best small village in 2023, there is regular community inclusive events run by the school, and other organisations in the village.



SPECIFICATION

- Five bedroom detached home
- Elevated sought after location
- Three bathrooms
- Double garage and private driveway
- Walking distance to local primary school
- Close to local countryside, pubs and shops

LOCAL AUTHORITY

Winchester City Council
Council Tax Band G

ASKING PRICE £890,000

TENURE

Freehold