



Orchard Close, Colden Common, Winchester, Hampshire, SO21 1ST

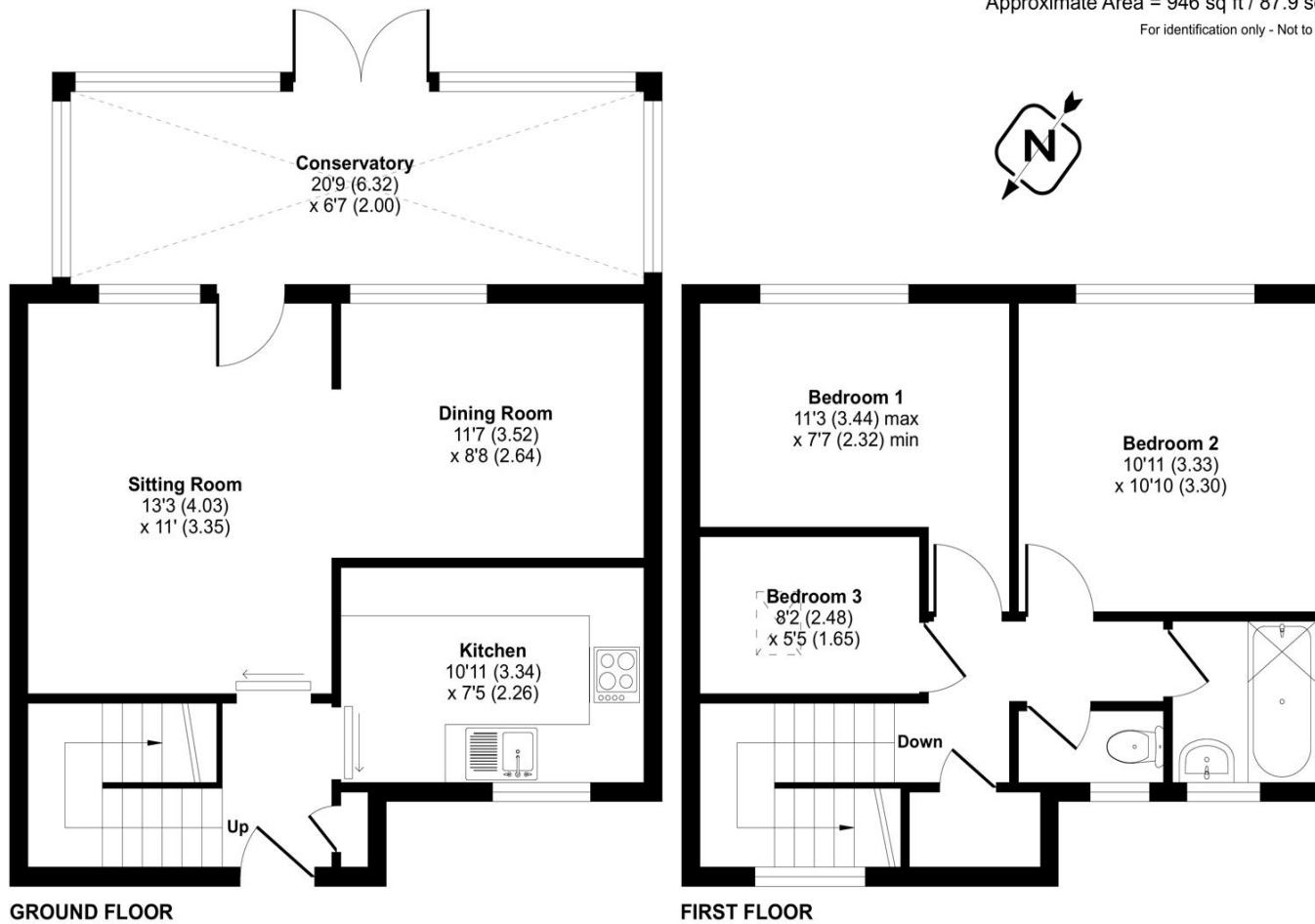


ACCOMMODATION

Nestled in a serene setting with breathtaking views over open fields, this charming three-bedroom mid-terraced house offers the perfect combination of contemporary style and peaceful living. At the front, you'll find convenient on-road parking alongside a beautifully landscaped garden that sets the tone for the home's delightful appeal. Step inside to an inviting entrance hall that leads seamlessly into a sleek, modern kitchen, equipped with high-end integrated appliances. The kitchen flows effortlessly into the dining room, creating an ideal space for both casual meals and entertaining. The spacious lounge is a true retreat, offering a comfortable and airy atmosphere. With sliding doors that open to a bright conservatory, and an open-plan layout connecting it to the dining area, this home is made for relaxed living and hosting guests. The conservatory, with its French doors opening to the rear garden, provides a tranquil spot to enjoy year-round sunshine, making it the perfect space for unwinding or entertaining. Upstairs, the property boasts three thoughtfully designed bedrooms. Two generously proportioned doubles offer plenty of space for restful nights, while the third bedroom is bathed in natural light, thanks to its delightful skylight.

Approximate Area = 946 sq ft / 87.9 sq m

For identification only - Not to scale



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		87
(69-80)	C	73	
(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	



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

SITUATION

Colden Common is a village approximately 5.5 miles from Winchester. There is a selection of local amenities and services including a Co-op store/post office together with community centre, two pubs and a school. There are a range of shops, fine restaurants and contemporary bars in Winchester which is a short drive away. The famous cathedral and beautiful water meadows are within the city and there is network of footpaths and bridleways for walking and riding in the surrounding countryside. Communications are excellent with the M3 and M27 within easy reach.

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Charters Estate Agents Limited. REF: 1252757





SPECIFICATION

- No chain property
- Excellent position and outlook
- Residents parking
- Two/Three bedrooms
- Large conservatory

LOCAL AUTHORITY

Winchester City Council
Council Tax Band C

ASKING PRICE £320,000

TENURE

Freehold