



4 Dale Close, Littleton, Winchester, Hampshire, SO22 6RA

Winkworth

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A Substantial Detached Village Home with No Forward Chain

This substantial and attractive detached family home of circa 2,289 sq ft total accommodation is quietly positioned in a cul-de-sac of similar sizeable properties in the heart of this sought after village. The property has a wide frontage with good-sized front garden adding to the kerbside appeal. The house offers four bedrooms, two bathrooms and three separate reception areas, all of which are immensely bright courtesy of the large, double-glazed windows. Although in good, liveable, condition, there is scope to update and adapt the house if desired.

The generous entrance hall gives access to all of the principal reception rooms including the sitting room, dining room, kitchen, a downstairs WC and a family room/study. The triple-aspect sitting room is at the front of the property and is an excellent size leading as an L-shape through to the dining room beyond. Double sliding doors lead out onto the patio at the rear. The spacious fitted kitchen overlooks the garden and has a good array of base and eye-level units. Integrated appliances include oven, grill, hob, extractor, dishwasher and fridge. A useful utility room is accessed from here and houses a washing machine, tumble dryer and a full-sized upright freezer. A family room is situated at the front of the house overlooking the front garden. This room could equally be used as a study.

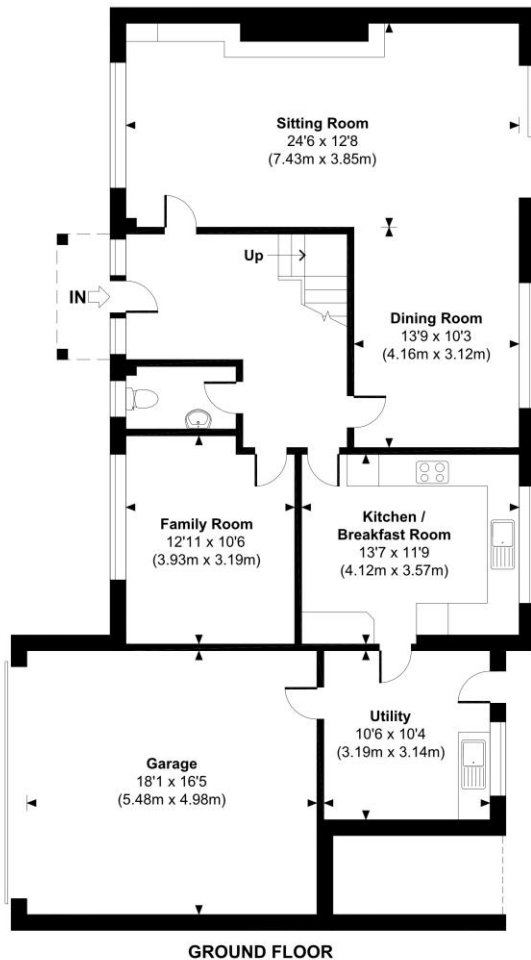
Stairs rise to the first floor where there are four double bedrooms, all with the benefit of built in wardrobes. The principal bedroom in particular is a great size with a large dressing area and an en-suite shower room. A family bathroom completes the accommodation on this floor.

The attractive and private rear garden is nicely arranged with a patio to the rear of the property and a good area of lawn bordered by fences and mature trees with a greenhouse for the keen gardener. A substantial garden store adjoining the house is ideal for housing gardening equipment and there is a side access which leads round to the front of the property. The front garden is also very attractive and there is ample parking on the driveway. The large double garage has power and light and an up-and-over door.



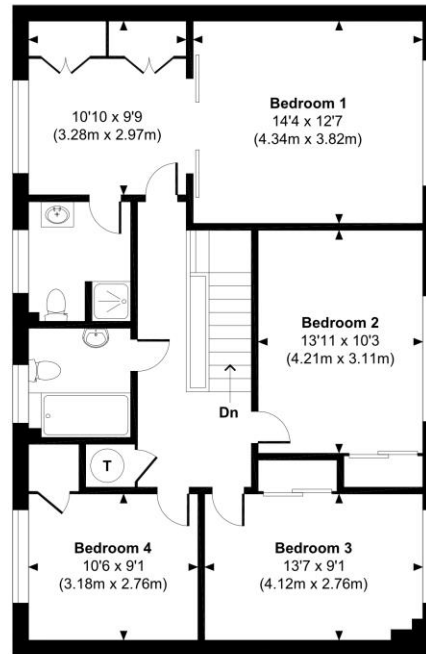


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Dale Close

Approximate Gross Internal Area
Main House = 1995 Sq Ft / 185.40 Sq M
Garage = 294 Sq Ft / 27.29 Sq M
Total = 2289 Sq Ft / 212.69 Sq M



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This plan is for illustrative purposes only and is not to scale. If specified, the Gross Internal Area (GIA), dimensions, North point orientation and the size and placement of features are approximate and should not be relied on as a statement of fact. No guarantee is given for the GIA and no responsibility is taken for any error, omission or misrepresentation.

Directions

From our office in Southgate Street, turn left into the High Street taking the second right at the roundabout into Upper High Street. Take the next left over the railway bridge and right at the roundabout into St. Pauls Hill and turn left onto Stockbridge Road. Follow Stockbridge Road straight over the two mini roundabouts and turn right into Main Road, signposted Littleton. Turn left into Valley Road and then right into Dale Close. The property can be found on your right.

Location

Littleton is one of Winchester's most popular villages and is located approximately one and a half miles from Winchester. The village benefits from a local restaurant (The Running Horse), bowling club, cricket club, croquet club, football team and tennis club. Winchester itself has a wider range of amenities including the mainline railway station (links to London Waterloo in approximately 55 minutes), high street shops, boutiques, library, coffee shops, public houses, restaurants, theatre, cinema, museums and of course the city's historic cathedral. Littleton falls within the catchment area for Sparsholt Primary School, The Westgate Secondary School and Henry Beaufort Secondary School.

Tenure: Freehold

Services

Mains gas, electricity and water. Private drainage.

Winchester City Council

Council tax band: G

EPC rating: D

Winkworth.co.uk/winchester

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Winkworth

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