



Oaklands Close, Winchester, Hampshire, SO22 5PP

Winkworth

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Beautifully Presented, Detached, Family Home in Sought After Location



This handsome and spacious detached house was originally built in the 1970s, although has subsequently been extended by the current owners to produce the well-balanced accommodation on offer today. The property boasts an abundance of natural light throughout and provides an excellent array of reception spaces on the ground floor and four bedrooms on the first floor.

The welcoming entrance hall leads left into a generous sitting room with an attractive bay window to the front, inset wood burning stove and double doors opening onto the orangery at the rear. The orangery itself is lovely and light courtesy of its triple aspect and large roof lights - an ideal place to relax with a drink and admire the views of the garden. A door gives access to the patio. Leading from the sitting room is a good-sized study with views over the garden. To the right of the hallway is the spacious, open-plan, kitchen/dining room. The kitchen is sleek and well equipped with fitted units providing plenty of storage and space for appliances. Two windows overlook the garden and a door gives access to the side of the house and onward to the garage and garden. The dining room leads from the kitchen and has plenty of space for a table and chairs with a window onto the front garden. A smart downstairs cloakroom completes the accommodation on the ground floor.

Stairs rise to the first floor where the bedrooms radiate from the wonderful, bright, central landing. The principal bedroom is an excellent size with built-in storage and a modern en-suite shower room. The three remaining bedrooms all benefit from built-in storage and are served by a spacious family bathroom with bath and separate shower cubicle.

Outside there is off street parking on the driveway in front of the detached double garage, which has a useful utility room adjoining it with space and plumbing for a washing machine. The generous well-maintained front garden is mainly laid to lawn. A gate between the house and garage gives access to the attractive rear garden where a paved patio area lies to the rear of the orangery creating a perfect outdoor dining area, with the remainder of the garden laid to lawn with pretty flower, shrub and tree borders.



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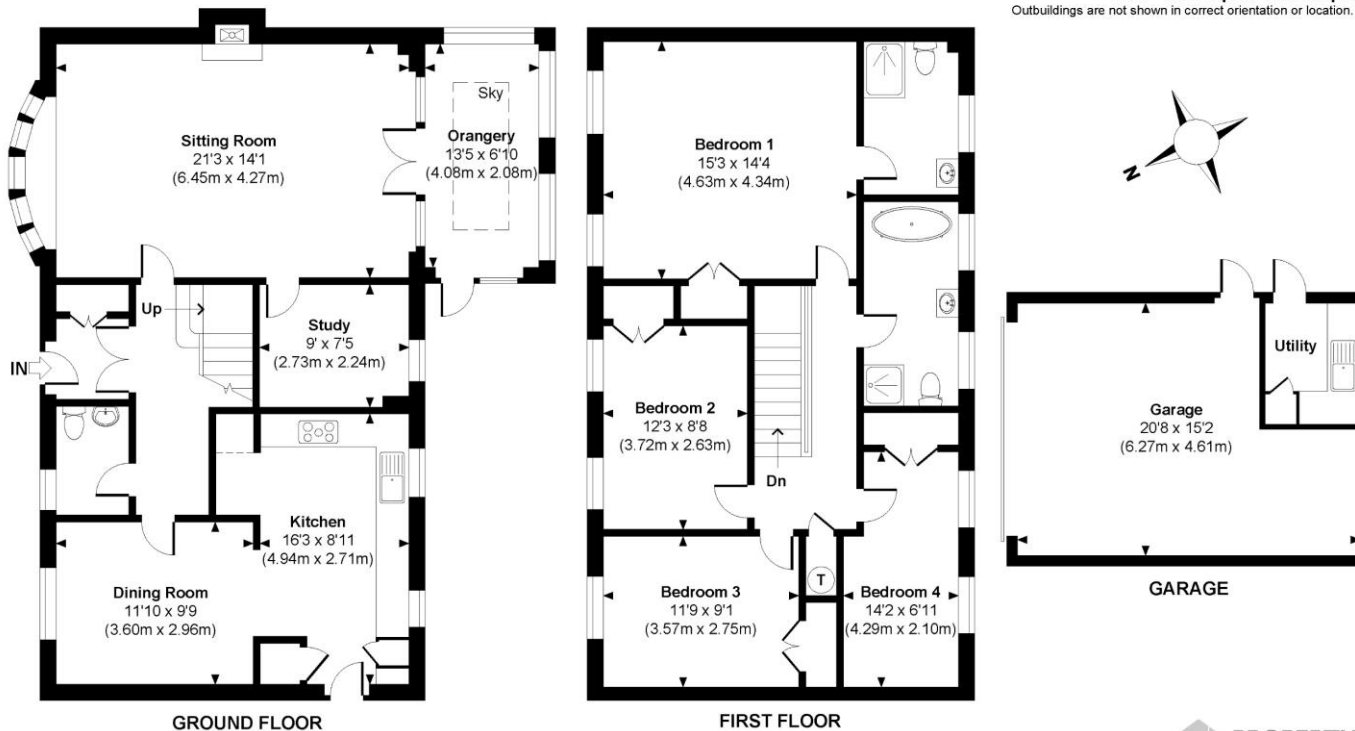
Approximate Gross Internal Area

Main House = 1764 Sq Ft / 163.89 Sq M

Garage = 312 Sq Ft / 28.99 Sq M

Total = 2076 Sq Ft / 192.88 Sq M

Outbuildings are not shown in correct orientation or location.



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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 offices turn left into High Street and bear left towards Upper High Street. At the roundabout carry straight on into Romsey Road and follow this past the hospital to the next roundabout. Carry straight on over the roundabout and over the next set of traffic lights. Oaklands Close is then immediately on the right and the property can be found on your left.

Location

Oaklands Close is well placed for access to the mainline railway station (with links to London Waterloo in approximately 60 mins) and also Sainsbury's and Waitrose supermarkets. The city is within easy reach with its High Street shops, boutiques, library, coffee shops, public houses, restaurants, theatre, cinema, leisure centre, museums and, of course, the city's historic cathedral. The property is within catchment and in close proximity to the highly regarded Kings' School and there are very good private schools in the area.

Tenure: Freehold

Services

Mains gas, electricity, water and drainage

Winchester City Council

Council tax band: F

EPC rating: D

Viewings

Strictly by appointment with Winkworth Winchester Office

Winkworth.co.uk/winchester

Winkworth Winchester

2 Black Swan Buildings, Southgate Street, Winchester, SO23 9DT
01962 866 777 | winchester@winkworth.co.uk

Winkworth Country House Department

13 Charles II Street, St James's, London, SW1Y 4QU
020 7870 4878 | countryhouse@winkworth.co.uk

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