



DUKE STREET, MICHELDEVER, SO21 3DF

Carter Jonas

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Sitting room • Dining room • Kitchen • 2 Bedrooms • Bathroom •
Downstairs WC • Garden • Shed and store • Off-street parking •
EPC Band D

DESCRIPTION

This charming grade II listed cottage is thought to date from the 1770's and sits in the pretty and desirable village of Micheldever. The cottage was extended and renovated in 2001 to provide a delightful characterful home whilst meeting contemporary needs. The accommodation is as seen on the floor plan. The reception rooms have an abundance of character with beautiful wood floors and oak beams. Running the length of the cottage to the rear is a large bright L- shaped room which has been extended and now provides attractive French doors to the private enclosed courtyard beyond. There is a well thought out kitchen with views to the front. Upstairs are two double bedrooms and family bathroom.

OUTSIDE

The cottage is set back behind a picket fence. An attractive brick path leads from the gate to the front door. The front garden is generously sized and there is a gravelled off-street parking space as well as lawn and flower beds. The rear courtyard garden is accessed through the cottage and is both private and enclosed. A brick store sits in one corner. There is a raised decking area with attractive pergola and wooden shed providing plenty of storage.

LOCATION

Micheldever is a pretty village situated in the beautiful countryside of the Dever Valley. There are good local facilities including a popular primary school, church, village hall, shop and public house. It has a strong and welcoming community with societies and social events. The village is within the catchment of Henry Beaufort School. There are a number of independent schools within easy reach. Winchester, Basingstoke and Micheldever Station are easily reached with mainline stations and a regular train service to London Waterloo. The A33, A303 and M3 are also easily accessible.

ADDITIONAL INFORMATION

Tenure: Freehold.

Services: Mains electricity and water. Private drainage.

Local Authority: Winchester City Council.

Viewing: Strictly by appointment - Carter Jonas.

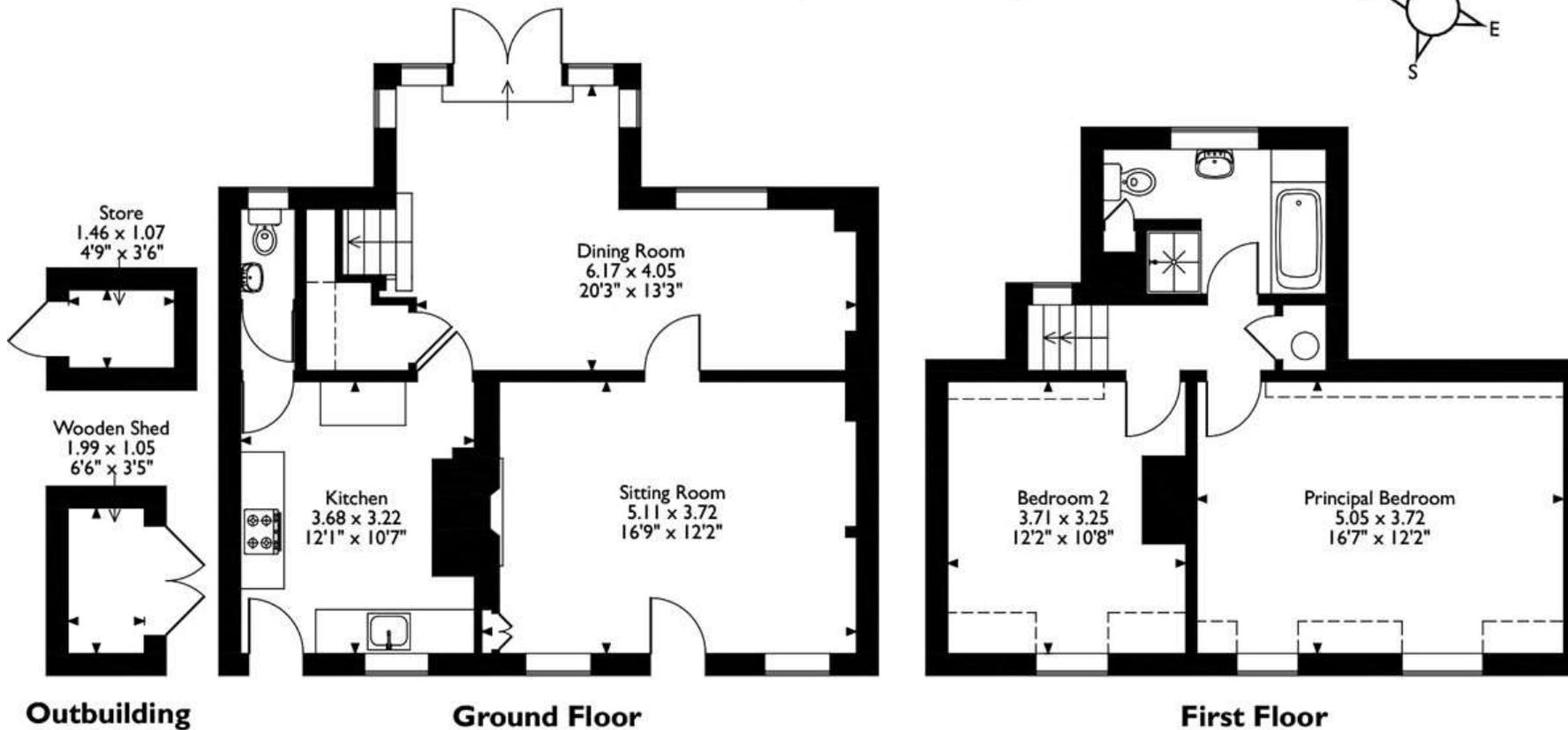
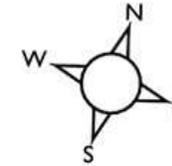
A CHARMING SEMI-DETACHED COTTAGE IN THE PRETTY VILLAGE OF MICHELDEVER





115 Duke Street Micheldever, Winchester, Hampshire

Approximate Gross Internal Area
 Main House = 95 Sq M/1023 Sq Ft
 Outbuilding = 4 Sq M/44 Sq Ft
 Total = 99 Sq M/1067 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		Current	Possible
100	A		
75	B		75
50	C		
25	D		
10	E		
5	F	40	
0	G		

EU Directive 2002/91/EC

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