



**KING ALFRED PLACE, WINCHESTER, SO23**  
£2,500 per month\*

**Carter Jonas**



## KING ALFRED PLACE, WINCHESTER, SO23

- 3 Bedrooms
- Double Reception Room
- Family Bathroom
- Unfurnished
- Permit Parking
- Garden

### THE PROPERTY

A very well finished Edwardian terraced house in a charming no-through road in Hyde within a short walk of River Park leisure centre and playing fields, the city centre and the railway station. The property is in catchment for St Bede's Primary School.

Entrance hall with stairs to first floor, dual aspect double reception room with feature fireplace and laminate flooring. The contemporary fitted kitchen includes integrated white goods and patio doors leading to the garden. There is also a downstairs cloakroom.

On the first floor there is a large double bedroom to the front, two further double bedrooms to side and rear and a contemporary bathroom with a shower over the bath.

### OUTSIDE

The enclosed garden is south facing and mainly laid to lawn with patio and shed.

The property comes with permit parking rights.


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ADDITIONAL INFORMATION

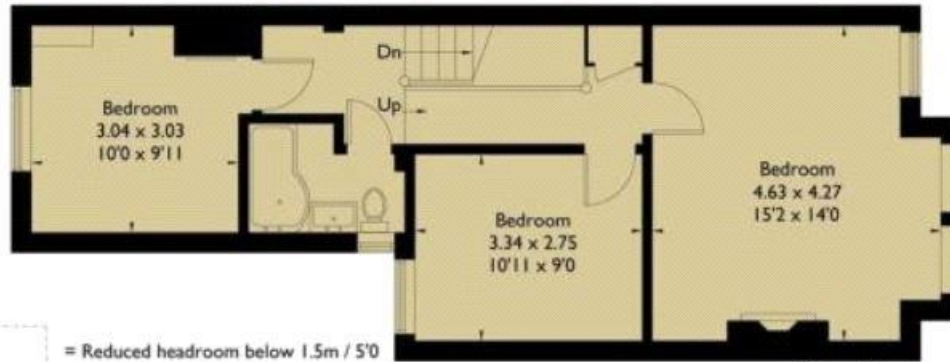
Offers	Available for a minimum term of 12 months longer terms will be considered
Deposit	Holding deposit equivalent to 1 week's rent = £576 Deposit is 5 weeks' rent @ £2,500 pcm = £2,884
Local Authority	Winchester City Council, Winchester - Council Tax Band E
Utilities	Council Tax: Band E - Please check with Winchester City Council for current charges Mains water, gas and electricity For Internet and mobile coverage please check the Ofcom website

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	





Approximate Gross Internal Area  
103.2 sq m / 1110 sq ft



First Floor



Ground Floor

FLOORPLANZ © 2016 0845 6344080 Ref: 165635

This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.



#### IMPORTANT INFORMATION

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Classification L2 - Business Data