



**EAST STRATTON, WINCHESTER, SO21**  
£1,300 per month\*

**Carter Jonas**



# EAST STRATTON, WINCHESTER, SO21

An attractive semi detached thatched cottage tucked away down a no through road in this popular village with local pub within easy access of the amenities and railway station in Winchester, the railway station in Micheldever Station, Basingstoke, the A34 and M3.

Entrance hall leads to spacious reception room, the kitchen is also of a good size with space for appliances. There is a downstairs bathroom with a shower over the bath. Upstairs there are two double bedrooms.

The garden is mainly laid to lawn with an apple tree and is to the side of the property. There is a yard behind the house and a useful brick outhouse. On street parking.

Please note the fireplaces throughout are decorative only and cannot be used.

Oil central heating and a septic tank.

For internet and mobile coverage check the Ofcom website.

Council Tax: Band D for further information, please check with Winchester City Council.


Available for an initial 12 month tenancy

Holding deposit equivalent to 1 week's rent = £300

Deposit is 5 weeks rent (£1,300 pcm = £1,500 deposit)

- 2 Bedrooms
- 1 Reception room
- Bathroom
- Unfurnished
- Semi-detached
- Cottage
- Garden
- EPC = E



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(95-100)	A		
(81-94)	B		
(69-80)	C		
(55-68)	D		
(41-54)	E	41	66
(27-40)	F		
(13-26)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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Classification L2 - Business Data

## IMPORTANT INFORMATION

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