



18 Meredun Close | £385,000

Corner Cottage, Hursley, Winchester, Hampshire, SO21 2JB



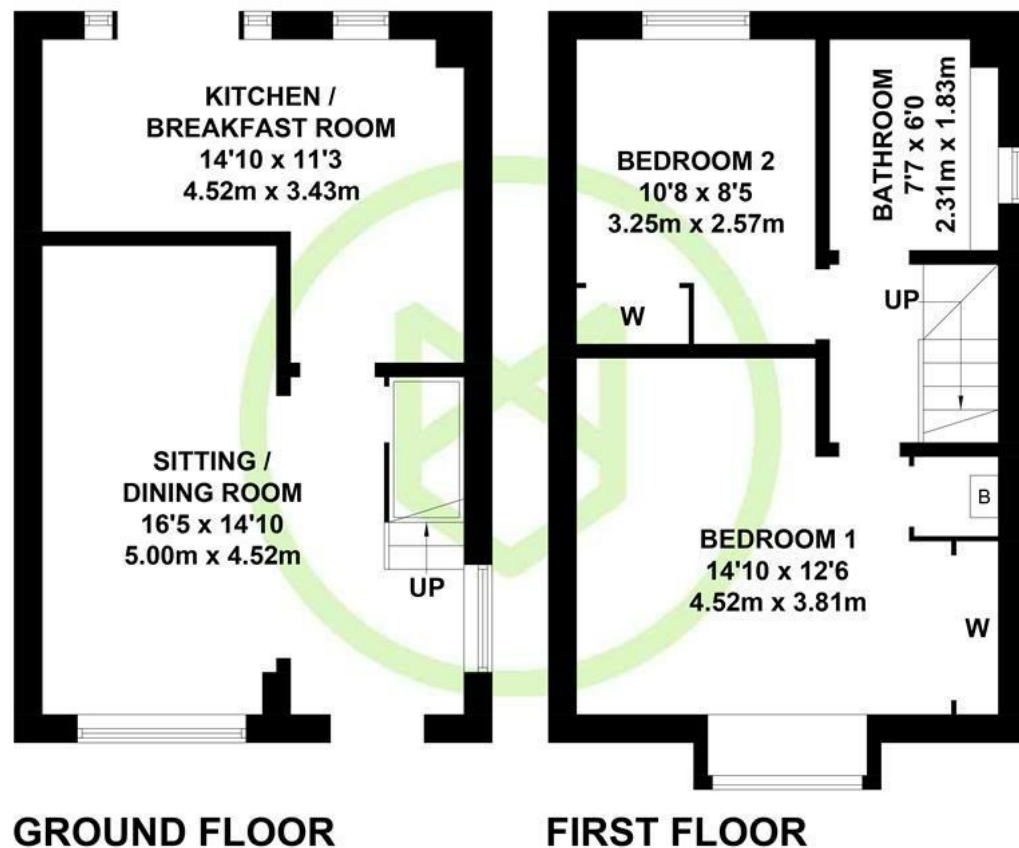


# Corner Cottage

18 Meredun Close, Hursley, Winchester, Hampshire, SO21 2JB

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APPROXIMATE GROSS INTERNAL AREA  
GROUND FLOOR = 352 SQ FT / 32.7 SQ M  
FIRST FLOOR = 349 SQ FT / 32.4 SQ M  
TOTAL = 701 SQ FT / 65.1 SQ M

Illustration for identification purposes only,  
measurements are approximate, not to scale. (ID1089428)

## Summary

A beautifully presented house on a corner position, situated within this desirable close at the heart of this popular Winchester village of Hursley. The accommodation offers two bedrooms, modern bathroom, sitting/dining room, kitchen/breakfast room, south and westerly facing rear garden and driveway parking. Offered for sale with no forward chain.

## Summary

- A short walk to nearby local amenities, including village shop and well renowned public houses/restaurants
- Positioned on a corner plot within a quiet closed road
- South and westerly facing gardens
- Driveway parking
- Two bedrooms and bathroom
- Sitting/dining room and kitchen/breakfast room
- No forward chain

## EPC Rating

Energy Efficiency Rating  
Current C  
Potential B

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## Ground Floor

The front opens into the sitting/dining room, an spacious room with access to under stairs storage and a door leading to the kitchen. At the rear of the home is the kitchen/breakfast room, fitted with cupboards and drawers, a built in oven and hob with extractor canopy over, integrated fridge with freezer compartment, there is space for a washing machine, space for a table, chairs and doors open to the southerly facing rear garden.

## First Floor

The landing provides access to the two bedrooms and the bathroom. Bedroom one is a large double room benefiting from built in wardrobes, access is also provided to the airing cupboard. Bedroom two is another double room, benefiting from fitted wardrobes. The bathroom is fitted with a modern white suite comprising WC, wash basin, bath with shower, fitted shower screen and heated towel rail.

## Outside

The home sits on a generous corner plot and benefits from a pleasant southerly and westerly aspect. Paving adjoins the rear of the home, leading to a raised decked area and lawn area. There is a garden shed, outside tap and a gate providing access to the front of the home.

## Parking

Driveway parking is located to the front of the home.

## Location

Set within the delightful village of Hursley, only a short drive from the thriving city of Winchester. Hursley has a post office, butchers, sport facilities, the popular family pub, The Dolphin Inn and the gastro pub The King's Head offering fine dining. The historic city of Winchester offers many famous attractions and amenities. Communications are excellent with the M3, A34 and A303 within easy reach, providing access to London and the South Coast.

## Sellers position

No forward chain

## Age

1980s

## Tenure

Freehold

## Heating

Gas central heating

## Infant and Junior Schools

John Keble Ce Primary School

## Secondary School

Kings' School

## Council Tax

Band C - Winchester City Council

## Terms and Conditions

These particulars are set out as a general outline and do not constitute any part of an offer or contract. We have not tested any services, appliances or equipment and no warranty is given or implied that these are in working order. Fixtures, fittings and furnishings are included unless specifically described. All measurements, floor plans, distances and areas are approximate and for guidance only. It should not be assumed that the property remains the same as shown in the photographs.

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