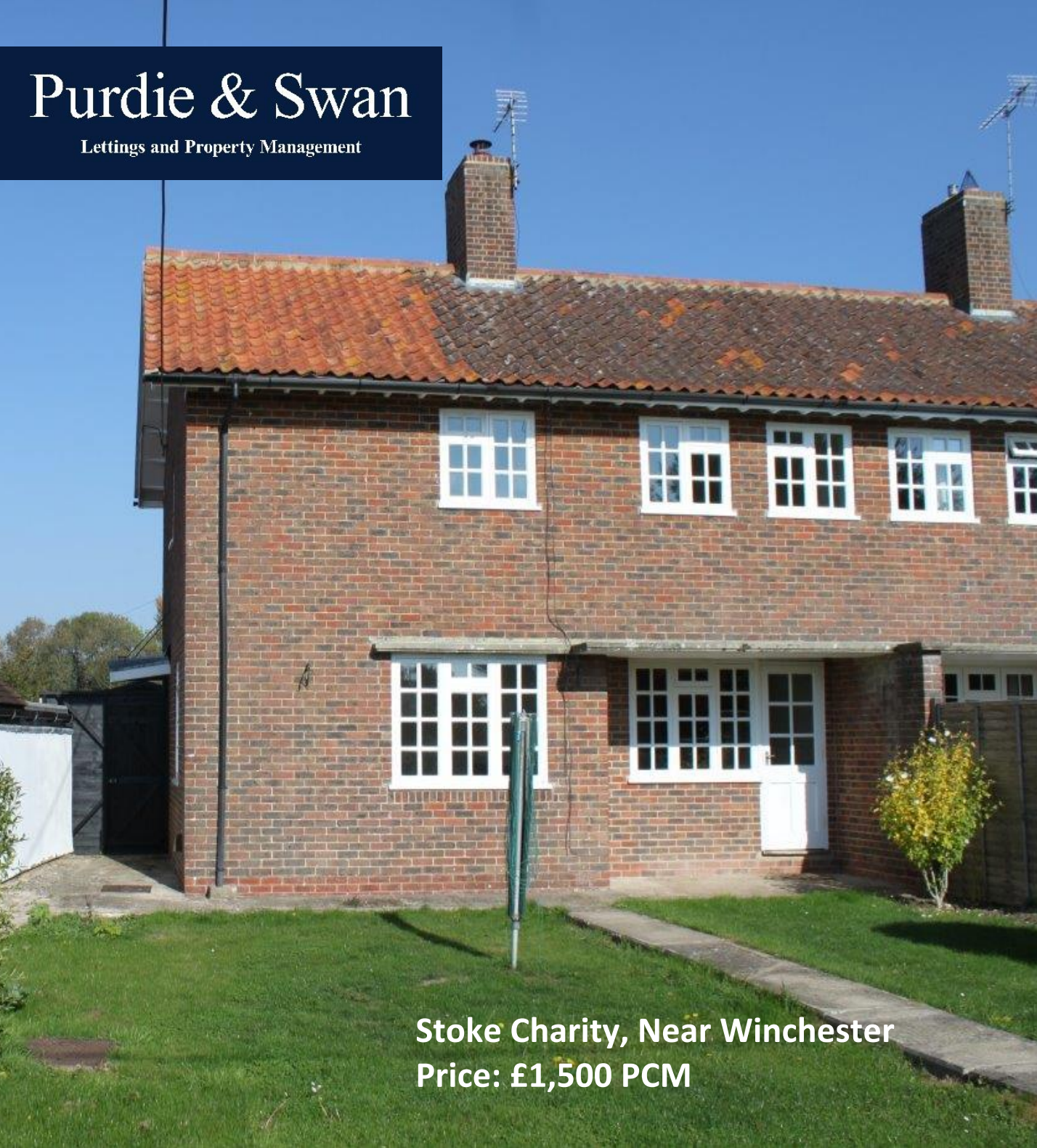


Purdie & Swan

Lettings and Property Management



Stoke Charity, Near Winchester
Price: £1,500 PCM



Property Features

GARAGE * OFF STREET PARKING * NEWLY REDECORATED * LARGE UTILITY ROOM * GOOD SIZED SHED * 95 SQUARE METRES * LARGE REAR GARDEN * SHARED SEPTIC TANK * RURAL HOUSE WITH WONDERFUL VIEWS.

Description

This property was originally a farm cottage and is located in this pretty village with wonderful far reaching viewings across the fields. The house has undergone full redecoration throughout and many of the windows have been upgraded. It has off street parking for two cars, a garage and a shed. On entering the property, there is a back kitchen/utility room which includes plumbing for washing machine, a sink and shelving and a separate cloakroom, kitchen with space for a table and door out to the rear garden, sitting room with wood burner. Upstairs there are two double bedrooms, single bedroom and family bathroom. Secure garden to rear and there is a shed to the front of the house, oil central heating and hot water with mains electricity and water and shared septic tank.

Additional Information

Available: Middle of May 2024

Postcode: SO21 3PF

Winchester City Council: Tax band D

Deposit: £1730 (five weeks rent based on advertised rent)

Holding deposit: £346 (one weeks rent based on advertised rent)

EPC Rating: D

Oil central heating and hot water

A pet at the Landlord's discretion

Shared septic tank

Unfurnished

Broadband available (refer to the Ofcom Checker for more detail <https://checker.ofcom.org.uk/en-gb/broadband-coverage>):

Superfast Fibre Broadband – 9-17 Mbps download speed

Standard Broadband – Up to 24 Mbps to download speed

Mobile Signal/Coverage (refer to the Ofcom Checker for more detail <https://checker.ofcom.org.uk/en-gb/mobile-coverage>):

Providers available with likely good coverage: EE

AGENTS DETAILS

T - 01962 842155

E - katherine@purdieandswan.co.uk

W - www.purdieandswan.co.uk

We wish to inform you that these particulars, which are believed to be accurate, are set out for your guidance only, and do not constitute or form part of an offer or contract. You should satisfy yourself by inspection, searches, enquiries and survey as to the correctness of each statement. All statements in these particulars are made without responsibility on the part of Purdie & Swan or the vendor or lessor. All measurements, distances and the proportions of the floor plans provided are approximate. We have not carried out a survey nor tested the services, appliances and specific fittings. Fixtures, fittings and furnishings are not included unless specifically described. It should not be assumed that the property remains as shown in the photographs. Amounts quoted are exclusive of VAT if applicable.