



59 Roberts Road, Barton Stacey, Winchester, SO21 3RU
Guide Price £450,000



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PROPERTY DESCRIPTION BY Mr Ross Beeden

Graham & Co are delighted to offer to the market this beautifully presented extended three bedroom family home situated in the sought after Barton Stacey village. The accommodation comprises a porch, a large welcoming hallway, a 21 foot lounge diner, modern fitted kitchen, utility room, shower room, an adjoined potting shed and a conservatory. Upstairs, there is the master bedroom which has large fitted sliding door wardrobe. The second bedroom also benefits from a built in wardrobe. The third bedroom and the shower room complete the upstairs space. The Rear garden is south facing and is tiered to over look the stunning local countryside. There is a vast array of plants and shrubs split between patio, decking and lawn. To the front of the property there is a driveway for multiple vehicles as well as extra green space leading up from the roadside.





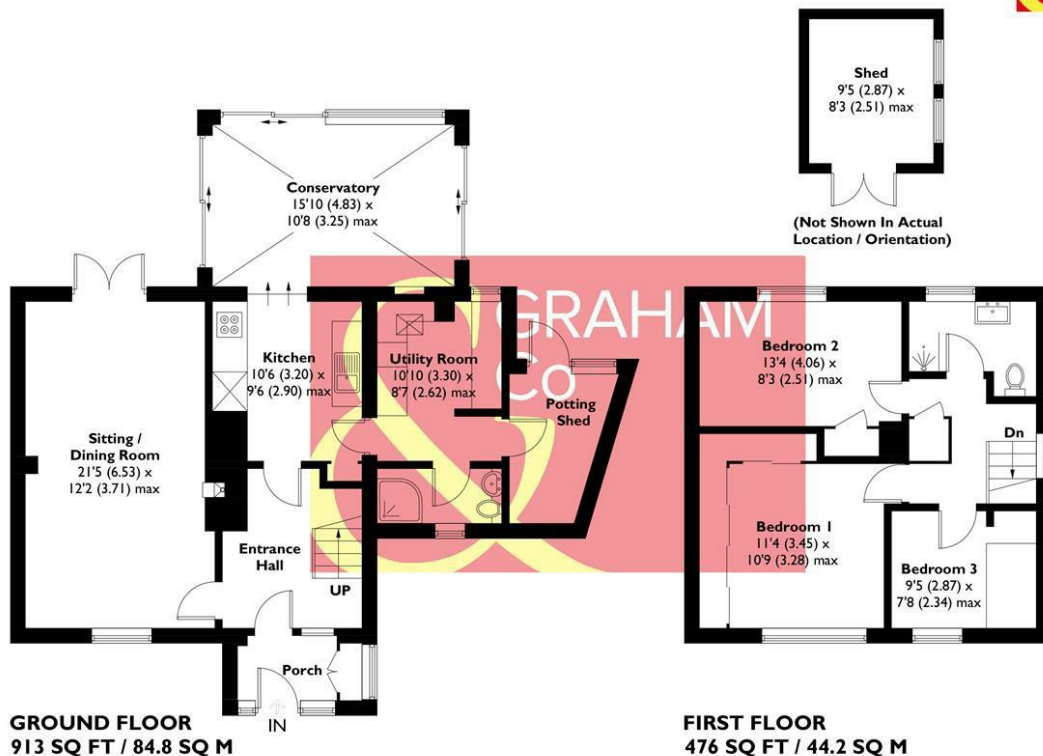
Barton Stacey

The village of Barton Stacey is situated in the northern part of the well-known and highly regarded Test Valley which offers a church, public house, post office and an excellent primary school and nearby pre-school. There is a trout fishery with lakes offering fantastic fishing and also many walking tracks, as well as opportunities for walking at Chilbolton Common, Stockbridge Downs and Ramsbury Common. The area also offers lovely bridleways and hacking ground. Further afield to the west there is the Georgian market town of Stockbridge which offers a wide range of boutique shops, restaurants, and the Test Way which has access to open riding country. To the south off the A34 is the cathedral city of Winchester which offers a wider range of facilities, and to the northwest is Andover which also offers a wide selection of amenities including several well-known supermarkets. There is a mainline railway service from Micheldever, Andover and Winchester direct into London Waterloo in around 1 hour. Barton Stacey is also well placed for easy access onto the A303 which in turn provides links to the A34 and M3.





APPROXIMATE GROSS INTERNAL AREA = 1389 SQ FT / 129.0 SQ M
SHED = 77 SQ FT / 7.2 SQ M
TOTAL = 1466 SQ FT / 136.2 SQ M



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1238130)
Produced for Graham & Co

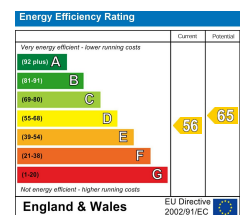
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