



CHERRY COTTAGE

Chapel Road, Soberton Heath SO32 3PP

Asking Price £795,000

WELLER
PATRICK



PROPERTY FEATURES

A well presented detached home in a sought-after Meon Valley village

Kitchen • Dining room • Lounge • Utility room • Cloakroom

Main bedroom with dressing area and en-suite shower • Two further bedrooms • Bathroom

Garage • Workshop with power and light • Large garden



DESCRIPTION

An attractive and extended detached home with the benefit of a large garden and ample driveway parking. The property is pleasantly situated within this highly regarded Meon Valley area and enjoys an established rural village setting.

The property offers three bedrooms, including a master bedroom with en-suite and dressing area, plus a family bathroom. On the ground floor is a reception hall, cloakroom, dining room, sitting room with feature open fire, kitchen with separate utility room, garage and a large workshop. Outside the property is approached via a gravel driveway providing ample parking with side access to the rear garden. The rear garden is of a good size with a large patio area adjacent to the rear of the house.

The village of Soberton is situated within Hampshire's renowned and highly sought after Meon Valley with its historic railway which is now disused and is a beautiful bridle path for walks and rides. The surrounding area is predominantly rural with some beautiful scenery to be enjoyed.

The traditional country town of Bishops Waltham is within a short drive as is the village of Wickham with its delightful Square. Both offer a range of shops and services.

This area is particularly desirable for its accessibility providing country living yet within easy driving distance of the major centres of Southampton, Winchester and Portsmouth. For those looking at schooling there are primary schools in the nearby villages of Newtown and Swanmore. The secondary school for the area is Swanmore College which has a good reputation and a school bus picks up nearby.

Viewing is highly recommended to appreciate all that the property and location has to offer.

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DIRECTIONS

From Bishops Waltham town centre take the B2177 towards Waltham Chase. At the traffic lights turn left into Forest Road. Continue into Bishopswood Road and at the end turn left into Droxford Road. Take the first right into Buddens Lane then turn left into Heath Road. Chapel Road is the third turning on the right.



LOCAL AUTHORITY AND SERVICES

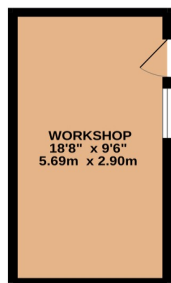
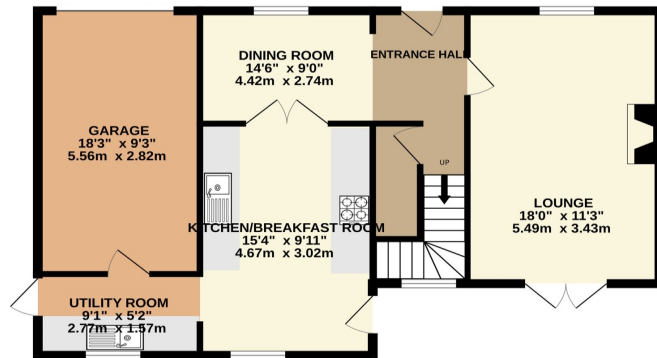
Winchester City Council
Council Tax band F
Mains electricity. Oil fired heating. Private drainage.

VIEWINGS

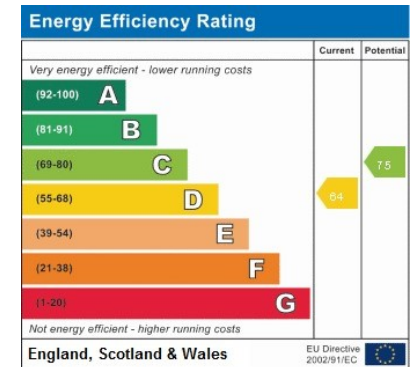
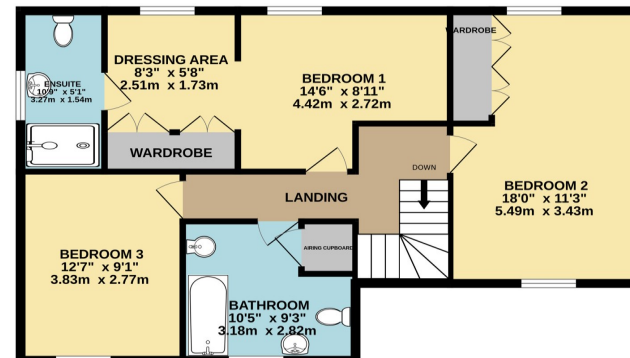
By appointment through Weller Patrick.
Tel: 01489 893555

Particulars amended 29th May 2024

GROUND FLOOR



1ST FLOOR



Address:
Cherry Cottage

Cherry Cottage
Chapel Road
Soberton Heath
SO32 3PP

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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