



Connells

Winsor Place
Colden Common WINCHESTER

Winsor Place Colden Common WINCHESTER SO21 1SW

for sale offers in excess of
£210,000



Property Description

Introducing a charming one-bedroom top-floor maisonette in the heart of Colden Common.

This delightful light and airy home features an open-plan kitchen and lounge, offering a modern and inviting living space.

The spacious double bedroom provides a comfortable retreat, while the well-appointed bathroom completes the interior.

Outside, you'll find convenient parking, and the property benefits from no ground rent or service charge, making it a cost-effective choice.

This maisonette is offered with no onward chain, ensuring a smooth and convenient purchase process. Don't miss the opportunity to make this lovely property your own.

This property is situated in a quiet location and the area boasts a range of local amenities, including convenient shops, reputable schools, a welcoming public house, and a well-regarded doctor's surgery and pharmacy, all within close proximity.

Excellent transport links enhance the property's appeal, with reliable bus routes within 100 metres offering swift connections to both Winchester and Eastleigh, making commuting and travel straightforward and stress-free.

Entrance Hall

Storage cupboard with fuse box.

Kitchen Lounge Diner

23' 2" x 11' 9" (7.06m x 3.58m)
Open plan. Double glazed windows to front, side and rear aspect. Fitted kitchen with wall and base units. Washing machine. Dishwasher, gas hob. Oven. Boiler 2yrs old and serviced. Extractor fan. TV port. Radiator. Spot lights. Loft access.

Bedroom

10' 6" x 10' 6" (3.20m x 3.20m)
Double glazed windows to rear aspect x2. Radiator. Built in wardrobes x2. Carpet.

Bathroom

Double glazed window to front aspect. WC. Wash hand basin, Shower over bath. Heated towel rail. Extractor fan. Spotlights.



Outside

Bin shed and bike storage area.

Parking

There is an allocated parking space, guest parking and free on-road parking..

Agent Notes

No ground rent or service charge. Building insurance applies. Currently tenanted and tenants will be vacating in August expected rental value of £1000+ pcm.

Comes with fixtures, fittings and white goods including fridge freezer, dishwasher and curtains.





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 02380 618 343
E eastleigh@connells.co.uk

19 Market Street
 EASTLEIGH SO50 5RH

EPC Rating: C

view this property online connells.co.uk/Property/EGH308565

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jun 2001. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: EGH308565 - 0015