



Connells

West Gatehouse Noyce Court
West End Southampton



Property Description

Nestled in the heart of West End, this stunning four-bedroom detached bungalow is a rare gem, steeped in history and brimming with character. Originally built in the 1800's as a workhouse, this unique property has been thoughtfully converted into a beautiful family home, seamlessly blending its rich heritage with modern comforts.

Upon arrival, you'll be welcomed by a large, privacy-enhancing brick wall that surrounds the property, leading you through a charming gate and along a path to the front door.

Step inside, and you'll find a spacious entrance hall with built-in storage, setting the tone for the home's perfect blend of style and functionality.

The modern kitchen, equipped with integral appliances, opens up to an elegant dining room-ideal for entertaining and family gatherings.

Adjacent to the dining area is a bright and airy lounge, complete with patio doors that open onto the meticulously landscaped courtyard garden, creating a seamless indoor-outdoor living experience.

The home offers three generous bedrooms, including a master suite that boasts a luxurious en-suite bathroom with a double shower.

The fourth bedroom has been cleverly transformed into a walk-in wardrobe with built-in storage, offering flexibility to suit your lifestyle.

A modern family bathroom completes the accommodation.

Outside, the landscaped courtyard garden is a tranquil oasis, featuring a patio area perfect for alfresco dining. The garden also benefits from side and rear access, leading to two private parking spaces.

Modernised throughout while preserving its unique character, this exceptional property is a true find, offering a rare opportunity to own a piece of history with all the conveniences of contemporary living.

History

Moorgreen Hospital and Workhouses. The hospital originated as the South Stoneham Union Workhouse, designed by Charles Henman and William Hinves, and built in 1848 for £7,000. Initially intended for 250 inmates, it housed 100 in 1841 and 225 in 1871. Inmates worked the surrounding 8 acres, picking oakum, making shoes, and tailoring. In 1930, the workhouse became the West End Institution, converting to Moorgreen Hospital under the NHS in 1948. Countess Mountbatten House, the UK's second NHS palliative care hospice, opened on-site in 1977, later renamed Mountbatten Hampshire in 2020 after becoming an independent charity. In 2007, mental health services were moved to the Tom Rudd Unit, with most of the site closing. The workhouse and gatehouses were converted into flats in 2017, with the remaining buildings demolished.

Entrance Hall

Composite door to front. 2 Double built in cupboards. Radiator.

Kitchen

Double glazed window to front and side aspect. Stunning kitchen with wall and base units. Electric oven with induction hob and extractor hood. Integral fridge freezer, washing machine and dishwasher. Boiler on the wall in cupboard.

Dining Room

Double glazed window to front, side and rear aspect. Radiator.

Lounge

Double glazed window to rear and side aspect. Double glazed patio doors onto garden. Radiator. TV & telephone port.

Bedroom 1

Double glazed window to side and rear aspect. Radiator. TV port.

En-Suite

Double glazed window to rear aspect. Modern bathroom suite with double shower, vanity sink set into cupboards. Heated towel rail. Part tiled. Extractor fan.

Bedroom 2

Double glazed window to front and side aspect. Radiator. Loft access.

Bedroom 3

Double glazed window to front aspect. Radiator. Telephone port.

Bedroom 4/ Walk In Wardrobe

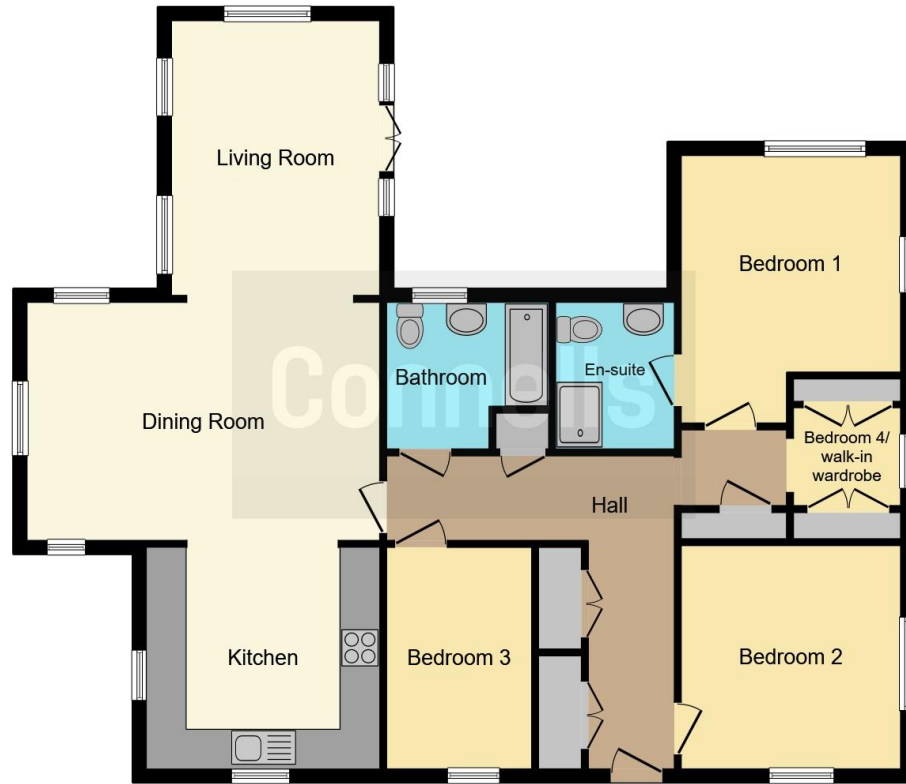
Double glazed window to side aspect. Large fitted wardrobes.

Outside

To the front. Landscaped front garden with gate and path to front door.

To the rear. Courtyard style garden. Rear and side access. Electric ports and lights. Sun trap. Two parking spaces.





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

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Tenure: Freehold



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