



Connells

Fleming Place
Colden Common Winchester

Fleming Place Colden Common Winchester SO21 1SL

for sale guide price
£250,000



Property Description

Nestled in the heart of Colden Common, this spacious ground-floor two-bedroom apartment offers an enviable blend of comfort, versatility and outdoor living.

Benefiting from off-road driveway parking and its very own private rear garden, this charming home is perfect for those seeking convenience without compromising on space.

Inside, the welcoming entrance hall opens into a well-proportioned kitchen and a generous 18ft lounge, ideal for relaxing or entertaining.

The property features a comfortable double bedroom, along with a second bedroom boasting French doors leading directly to the garden - a wonderfully flexible space that could serve as an additional sitting room, home office, or guest room.

Outside, the low-maintenance rear garden is beautifully paved with attractive flower beds, convenient side access and a practical storage shed, creating a peaceful retreat to enjoy throughout the year.

Offered with no forward chain and situated in a fantastic location, this delightful apartment is ready for its next owner to move in and make it their own. A must-see for first-time buyers, downsizers or investors alike.

Entrance Hall

Storage cupboard housing meters and fusebox. Radiator.

Lounge

Double glazed window front aspect. Made to fit blinds. Radiator.

Kitchen

Double glazed window to side aspect. Fitted kitchen with wall and base units. Space for appliances. Part tiled. Airing cupboard. Brand new boiler. Radiator.

Bedroom 1

Double glazed window to side rear aspect. Wardrobes included. Radiator.

Bedroom 2

French doors to garden. Radiator.

Bathroom

Double glazed window to rear aspect. Wet room. Electric shower. Vanity sink. Toilet. Shaving port. Heated towel rail.

Outside

To the front Driveway. Picket fence. Lawn area.

To the rear. Side access. Private paved rear garden. Shed. Coal shed cupboard.





Total floor area 74.1 m² (798 sq.ft.) approx

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.propertybox.io

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19 Market Street
EASTLEIGH SO50 5RH

EPC Rating: D Council Tax
Band: B

Service Charge: 511.52 Ground Rent:
Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/EGH309087

This is a Leasehold property with details as follows; Term of Lease 215 years from 28 Nov 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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.

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