



Connells

Parchment Street
Winchester



Property Description

Connells are delighted to present this charming one-bedroom ground-floor apartment, perfectly nestled in the highly sought-after location of Winchester, this exceptional property offers a unique blend of urban sophistication and historic charm. Its prime location provides unparalleled convenience, allowing residents to immerse themselves in the heart of the vibrant energy of Winchester, offering an ideal blend of comfort and convenience.

The open-plan living space creates a welcoming atmosphere, making it an ideal home or a promising investment opportunity. Enjoy the ease of living with various local amenities in close proximity, enhancing the overall appeal of this residence.

One notable advantage is the absence of an onward chain, streamlining the buying process. Additionally, a lease extension of 99 years has been successfully negotiated with the freeholder, ensuring peace of mind for the future homeowner. This extension will be finalized before the completion of the sale.

For further details or to arrange a viewing, please contact Connells Romsey.

Entrance Porch

Lounge/ Kitchen

19' 4" x 13' (5.89m x 3.96m)

Bedroom One

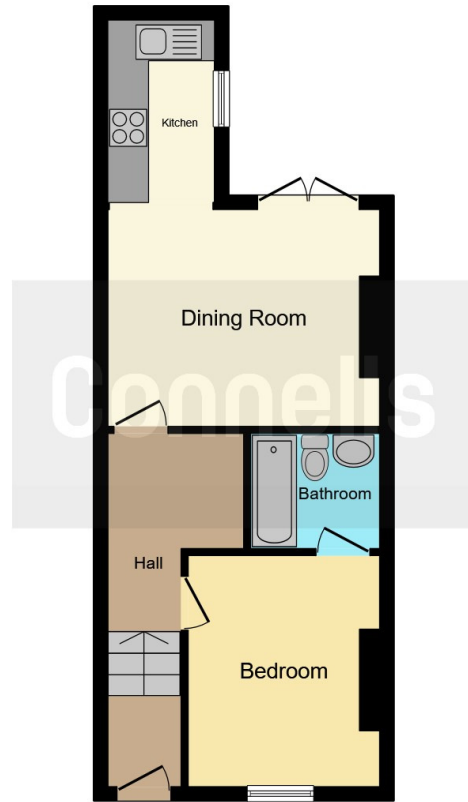
11' 1" x 9' 3" (3.38m x 2.82m)

Bathroom

7' 6" x 5' 5" (2.29m x 1.65m)







This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: D

Tenure: Leasehold

view this property online [connells.co.uk/Property/ROM305791](https://www.connells.co.uk/Property/ROM305791)

This is a Leasehold property with details as follows; Term of Lease 99 years from 24 Jun 1987. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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.

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