



Connells

Roman Drive
WINCHESTER



Property Description

A contemporary townhouse offering versatile living across three spacious levels. Built in 2018, this stylish home is situated in the desirable Kings Barton area and boasts modern design, energy efficiency with owned solar panels, and proximity to local amenities. The ground floor features a welcoming entrance hall with built-in storage and tiled flooring, leading to an open-plan kitchen diner. The kitchen is equipped with a comprehensive range of gloss-finish wall, base, and drawer units, under-counter lighting, and granite work surfaces. Integrated Bosch appliances include a fridge freezer, washing machine, double electric oven, four-ring gas hob, and extractor fan. The kitchen also includes a stainless steel two-bowl sink drainer and offers ample natural light through a double glazed window with shutters and double glazed doors that open to the rear garden. A ground floor cloakroom with WC and hand wash basin adds convenience. On the first floor, you'll find a spacious lounge with window shutters, and built-in cupboards. This room provides access to a front-facing balcony, perfect for enjoying the evening sun. Also on this floor is Bedroom 2 and The family bathroom. The top floor hosts the luxurious master bedroom, bedroom three and four and an en-suite shower room. Externally, the property boasts a generously sized, east-facing rear garden with patio and lawn areas, ideal for outdoor entertaining and relaxation. Off-street parking is available in a carport at the rear.

Entrance Hall

The ground floor cloakroom is equipped with a WC and hand wash basin, offering added convenience.

Cloakroom

Comprises; hand wash basin and WC.

Kitchen/Diner

26' 9" x 16' 9" (8.15m x 5.11m)

The open-plan kitchen diner is a modern space with a comprehensive range of gloss-finish wall, base, and drawer units, under-counter lighting, and granite work surfaces. It includes integrated Bosch appliances such as a fridge freezer, washing machine, double electric oven, four-ring gas hob, and extractor fan. The kitchen also boasts a stainless steel two-bowl sink drainer and tiled flooring. Natural light floods the room through a double glazed window with shutters and double glazed doors that open to the rear garden.

First floor

Lounge

16' 8" x 13' 5" (5.08m x 4.09m)

The spacious lounge on the first floor features carpeted flooring, window shutters, and built-in cupboards. It also provides access to a front-facing balcony, perfect for enjoying the evening sun.

Bedroom Two

13' 2" x 9' 3" (4.01m x 2.82m)

Bedroom 2 on this floor includes a double glazed window to the rear with made-to-measure blinds and shutters, along with carpeted flooring.

Bathroom

The family bathroom is well-appointed with a bath and shower over, shower screen, WC, and hand wash basin inset in a vanity unit. It also has tiled flooring, localised tiled walls, and a double glazed window.

Second Floor

Bedroom One

16' 8" x 11' 5" (5.08m x 3.48m)

The master bedroom on the top floor features carpeted flooring and two double glazed windows with shutters to the front. It has an en-suite shower room.

En-Suite

The en-suite to the master bedroom includes a shower cubicle, hand wash basin, and WC.

Bedroom Three

11' 8" x 9' (3.56m x 2.74m)

Bedroom 3 features a double glazed window to the rear, built-in cupboards, and carpeted flooring.

Bedroom Four

7' 5" x 7' 5" (2.26m x 2.26m)

Bedroom 4 also has a double glazed window to the rear and carpeted flooring.

Outside

Front Garden

The property includes a small front garden area.

Rear Garden

The generously sized rear garden is east-facing and features a patio and lawn area, ideal for outdoor entertaining and relaxation.

Parking

Allocated parking is provided in a carport at the rear of the property.

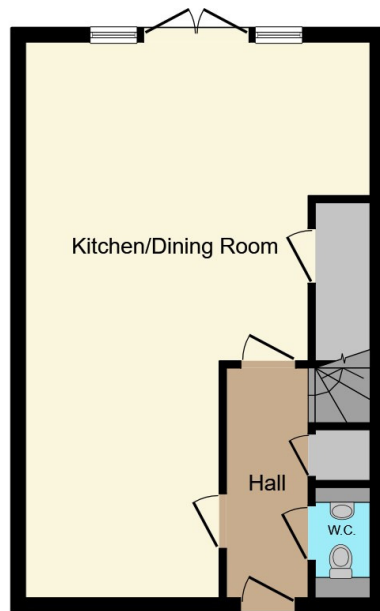
Location

Roman Drive is ideally situated close to the railway station, children's play park, and Barton Farm Primary School, making it perfect for families and professionals alike. This hardwired home combines modern convenience with thoughtful design, making it an excellent choice for those seeking a stylish and functional living space in Winchester. Don't miss the opportunity to make this stunning townhouse your new home.





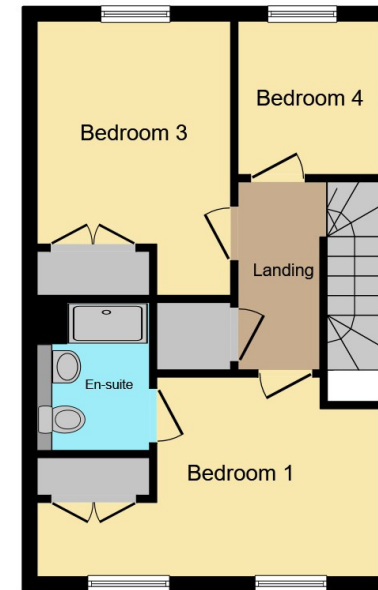




Ground Floor



First Floor



Second Floor

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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Property Ref: ROM306237 - 0009