



Rowden Close, West Wellow, Romsey

Connells

SIGNATURE



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Entrance hall

A welcoming entrance hall with a front door leading into the heart of the home. Finished with clean lines and high-quality materials, this space introduces the property's calm and contemporary design.

Kitchen/ Sitting Room

25.8 FT X 16

The stunning open-plan living space spans the full width of the property and is beautifully finished with oak flooring and zoned underfloor heating for year-round comfort. This is a light-filled and versatile area ideal for entertaining or simply relaxing, enhanced by bifold doors that open directly onto the south-facing garden, creating a seamless indoor-outdoor connection.

Bedroom One

11.11FT X 9.4FT

A well-proportioned double bedroom with carpeted flooring, a front-facing window, and ample space for free-standing furniture.

Bedroom Two

8.11FT X 11.3FT

The second double bedroom also enjoys a front aspect and is finished with plush carpet and clean modern décor.

Family Bathroom

The family bathroom is fitted with sleek, Porcelanosa tiling and high-spec sanitary-ware, including a bath, WC, and hand wash basin. This space is beautifully designed with both comfort and practicality in mind.

Front Garden and Driveway

To the front, a shingle driveway offers off-road parking for up to three vehicles. A well-maintained frontage complements the attractive exterior, finished with a slate roof and flush-fit cottage-style PVCu windows.

Rear Garden

The south-facing rear garden is a stand-out feature, offering a quiet, secluded patio area and a low-maintenance landscaped garden, perfect for sunny afternoons, alfresco dining, or simply relaxing in peace. Bifold doors from the living area ensure a strong connection with the outdoors, making this an ideal spot to unwind or entertain.





Location

Rowden Close is a peaceful residential cul-de-sac situated in West Wellow, a picturesque village in Hampshire. This location offers a harmonious blend of rural charm and convenient access to essential amenities, making it an ideal setting for families and individuals seeking a tranquil lifestyle.

West Wellow provides a selection of local shops and services to meet daily needs. Residents can find a convenience store, a post office, and a petrol station within the village. For a broader range of shopping and dining options, the nearby town of Romsey, approximately 4 miles away, offers supermarkets, boutiques, and various eateries. The village is home to several traditional

pubs and eateries that offer a warm and welcoming atmosphere. These establishments serve a variety of dishes, from classic British fare to international cuisine, catering to diverse tastes. Rowden Close benefits from excellent transport connections. The A36 road runs adjacent to West Wellow, providing direct routes to Salisbury and Southampton. The M27 motorway is also easily accessible, facilitating travel to the broader Hampshire region and beyond. Public transport services, including local bus routes, connect the village to neighboring towns and cities. Living in West Wellow offers residents a peaceful village environment with the convenience of nearby urban centers. The community is known for its friendly atmosphere and active participation in local events and initiatives. The

surrounding countryside provides ample opportunities for outdoor activities, including walking, cycling, and equestrian pursuits. One of the significant advantages of residing in Rowden Close is its proximity to the New Forest National Park. Just a short drive away, the park offers expansive woodlands, heathland, and a rich diversity of wildlife. It's an ideal destination for nature enthusiasts activities in a picturesque setting.

Energy Efficient Features

Air source heat pump for domestic hot water and central heating

Zoned underfloor heating throughout (excluding bedrooms)
PV solar panels with Octopus export tariff, reducing energy bills
EPC Rating: B



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A High-Specification New Build Two-Bedroom Detached Bungalow with Contemporary Open-Plan Living, South-Facing Garden, and Driveway Parking for Three Vehicles

Beautifully constructed by Zelda Homes, Warbler's Cottage is an exceptional two-bedroom detached bungalow finished to an impressive specification and tucked away in a peaceful setting on the edge of Romsey. Boasting a B-rated EPC, PV solar panels with Octopus export tariff, and a heat pump system for hot water and central heating, this energy-efficient home delivers modern comfort and sustainable living.

Offers in excess of

£495,000

EPC Rating: B

Council Tax Band: TBC

Tenure: Freehold



To view this property please contact us on

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