



Woodlands, Chilbolton, Hampshire





An attractive family home with a large **south-facing garden** set in the Test Valley village of Chilbolton.

Summary of accommodation

Reception hall | Dining room | Sitting room | Kitchen/breakfast room

Utility room | Family room | Study/gym | Bedroom five | Shower room

Principal bedroom with en suite bathroom and adjoining dressing room

Three further double bedrooms | Family bathroom

Garden | Office | Parking

Distances

Stockbridge 3.6 miles, Andover Station 6.5 miles (London Waterloo from 69 minutes), Winchester 10 miles (London Waterloo from 58 minutes)

(All distances and times are approximate)



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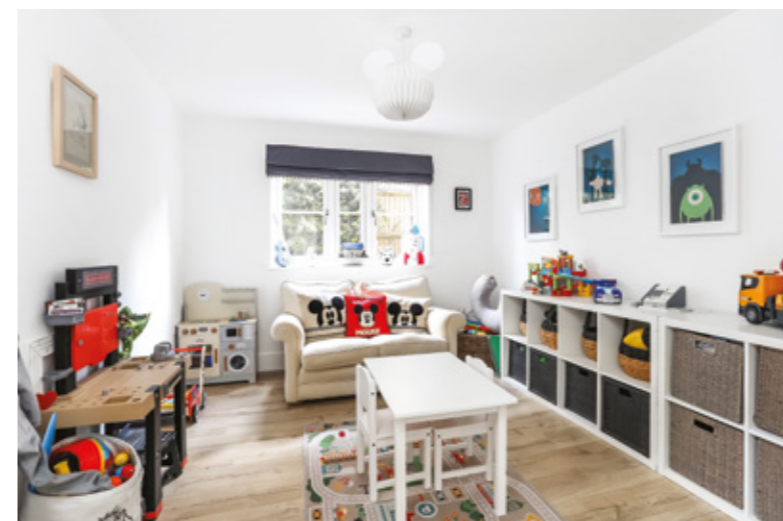


The property

Set back from the village road, Woodlands has been significantly extended and renovated over the past year by the current owners. The result is a well-designed and spacious home, decorated using a muted, Scandinavian style palette.

The property is approached via a gravel drive to a parking area and entered via a central front door to an impressive reception hall with stairs leading to a galleried landing. The heart of the home is an open-plan sitting room/dining room/kitchen with bi-fold doors to the south-facing terrace and garden. The stylish kitchen includes a generously proportioned central island with bar seating for four, integrated appliances and room for an American style fridge freezer. The ground floor has been configured to include a useful guest bedroom and shower room, separate playroom, study/gym and utility room.

Upstairs, is a well-appointed principal bedroom with a dressing room and luxurious en suite bathroom. There are three further double bedrooms and a family bathroom.



Immediately to the rear of the house is a large, limestone terrace with plenty of room for entertaining and which leads directly onto the lawn which is bordered by tall hedges and mature trees. To the side of the garden is an external office.



Location

The house is located in the Test Valley village of Chilbolton which has good local amenities and lies just 3.6 miles from picturesque Stockbridge, and 10 miles from Winchester. Schools include Wherwell Primary and Test Valley Secondary. There are numerous private schools in the area including Farleigh, Twyford, The Pilgrims's School, Winchester College, Marlborough College, St Swithun's and Godolphin in Salisbury. The nearest mainline stations are at Winchester and Andover.

What3words: ///culminate.ruffling.sunbeam

Post Code: SO20 6AW

Property information

Tenure: Available freehold

Local Authority: Test Valley Borough Council

Council Tax: Band E

EPC Rating: C

Guide Price: £1,500,000



Approximate Gross Internal Floor Area

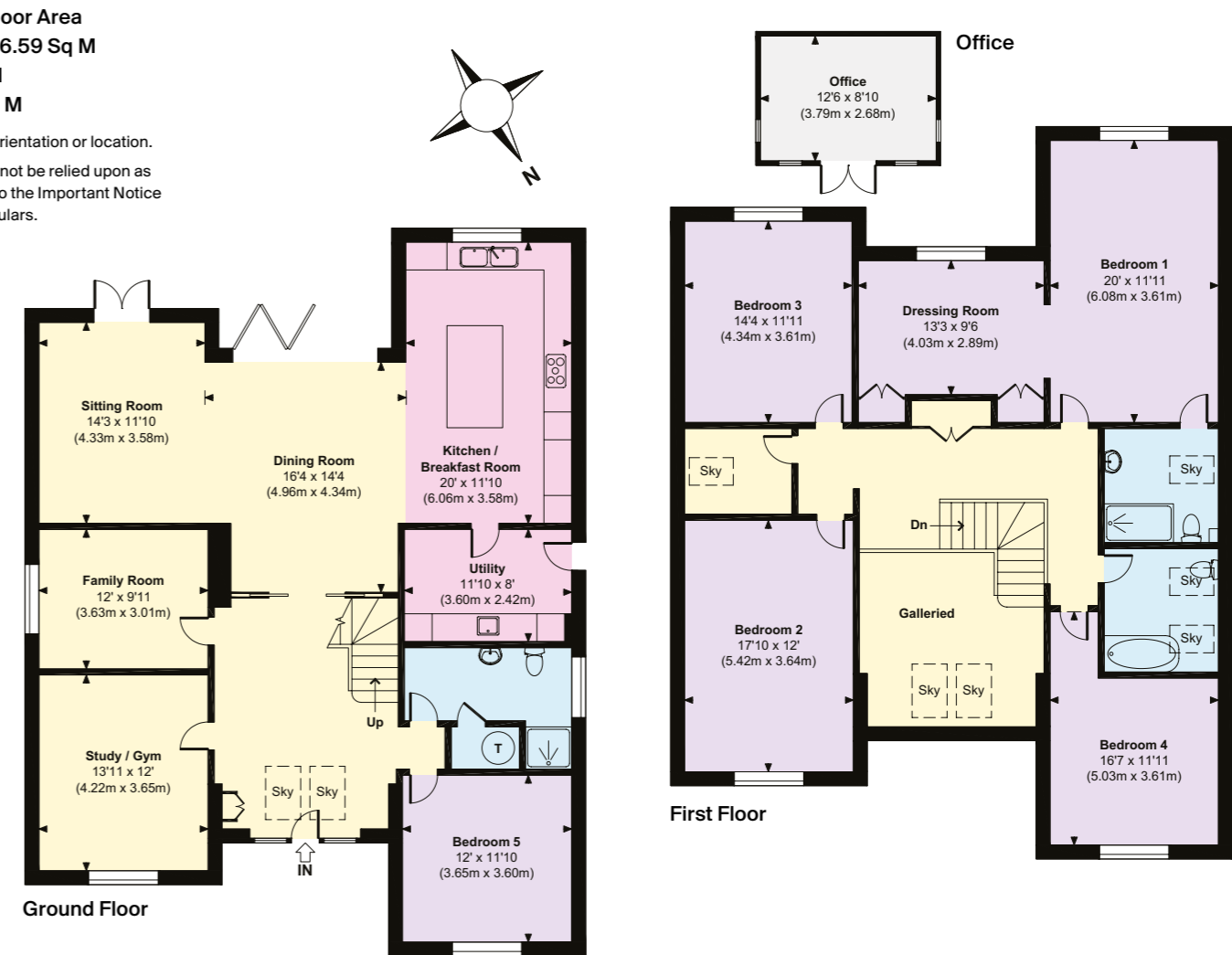
Main House = 2869 Sq Ft / 266.59 Sq M

Office = 110 Sq Ft / 10.20 Sq M

Total = 2979 Sq Ft / 276.79 Sq M

Outbuildings are not shown in correct orientation or location.

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the Important Notice on the last page of the text of the Particulars.



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated April 2024. Photographs and videos dated April 2024.

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