



**RIVERS KEEP**  
Itchen Stoke, Nr Alresford



# RIVERS KEEP ITCHEN STOKE

An attractive, well-presented Grade II listed detached cottage, set within the South Downs National Park.

   EPC  
3 2 4 C

Local Authority: Winchester City Council

Council Tax band: G

Tenure: Freehold

Guide Price: £900,000

The accommodation comprises a double-aspect dining room with oak flooring and an inglenook fireplace, a kitchen/breakfast room with a door to the side garden, a spacious sitting room with an inglenook fireplace and gas fired stove and a door leading out to the garden, a study with built-in cupboards, snug, and a downstairs cloakroom. Upstairs, the double-aspect principal bedroom has built-in storage and an en suite bathroom. There are two further bedrooms and a bathroom on this floor. A gravel driveway provides parking for several vehicles and there is a double garage with adjoining store room and utility area. The house is surrounded by pretty, well-maintained gardens predominantly laid to lawn with well-established shrub and herbaceous borders. There is also a terrace area ideal for outdoor entertaining.

Services: mains gas, electricity, private drainage.

Location: <https://what3words.com/condense.servers.leafing>



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

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