



THE OLD INN

Chilbolton, Nr Stockbridge



BEAUTIFUL, DETACHED GRADE II LISTED COTTAGE

A unique, well-presented property surrounded by the countryside of Cow Common.
This family home is spacious and light with extensive grounds of about 1.25 acre.



Local Authority: Test Valley Borough Council

Council Tax band: G

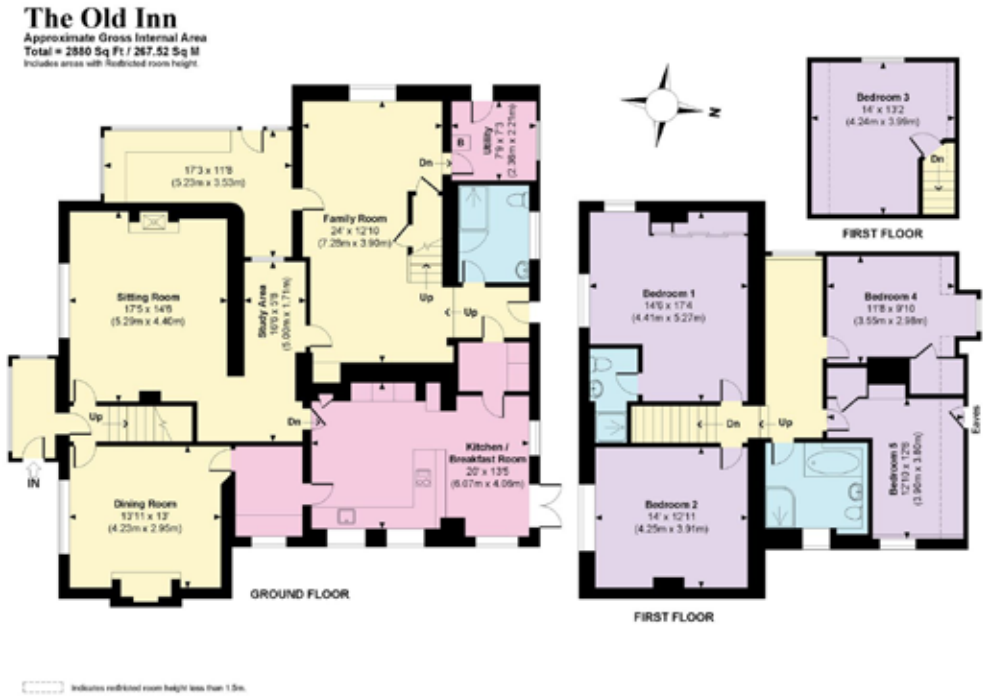
Tenure: Freehold

Guide Price: £1,175,000

The property is approached via a gravelled track serving the property and its two neighbours. To the front of the house a path leads to the front entrance porch, and there is a gated parking space. Paths to either side lead to the main rear garden, which comprises a generous split-level sandstone terrace with a gazebo, ideal for entertaining. The garden is divided into three areas: an ornamental garden with lawn, rose/herbaceous borders and trees; an extensive lawn with hedging and post and rail fencing; a large area of paddock with Shepherds hut and mature trees and from where there are glorious views over the surrounding countryside and River Test. A five-bar gate from the track to the gravelled area and a single prefab garage are also included. Side garden beyond with lawn and trees. There is scope to re-site and enlarge the existing garage (STPP) and extend the parking area.

Central heating system via ground source heat pump.

Mains electricity, water via private bore hole, private drainage.



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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