



{ SPRATTS HATCH LANE WINCHFIELD RG27
£1,950 PER MONTH AVAILABLE 17/05/2024



Hamptons

THE HOME EXPERTS

{ THE PARTICULARS

**Spratts Hatch Lane Winchfield
RG27**

**£1,950 Per Month
Furnished**

 **1 Bedroom**
 **1 Bathroom**
 **2 Receptions**

Features

- Barn Conversion, - One Bedroom, - Two Reception Rooms, - Kitchen, - Bathroom, - Garden, - Waterside Location, - Council Tax Band A

Council Tax

Council Tax Band A

Hamptons

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{ A SPACIOUS BARN CONVERSION ON THE BANKS OF THE BASINGSTOKE CANAL

The Property

This unique barn conversion is rarely available and not to be missed! Set in an idyllic waterside setting in the village of Winchfield this property is bustling with charm and character. On the ground floor you have a kitchen, dining room and main bedroom. Which are accompanied by a downstairs bathroom/shower room. Upstairs you enter into a fantastic living space with a large vaulted ceiling complete with wooden beams which spans the complete length of the property. This area also has a small mezzanine level which is currently used as a fitness and yoga space but could be used as a separate bedroom or study area. The barn also has access to a lovely large garden which banks onto the Basingstoke Canal with space for a private mooring. Parking is available for approximately 3 cars. Viewings are highly recommended.



No floor plan currently available

For Clarification

We wish to inform prospective tenants that we have prepared these particulars as a general guide and they have been confirmed as accurate by the landlord. We have not verified permissions, nor carried out a survey, tested the services, appliances and specific fittings. Room sizes are approximate and measurement figures rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for

carpets and furnishings. It should also be noted that all fixtures and fittings, carpeted, curtains/blinds, kitchen equipment and garden statuary, whether fitted or not, are deemed removable by the landlord unless specifically itemised with these particulars. Please enquire in office or on our website for details on holding deposit and tenancy deposit figures.

