



29 Webster Road, Teg Down, Winchester, SO22 5NT
Guide Price £575,000 Freehold

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3 Bedrooms, 1 Bathroom

Guide Price £575,000

- Attractive detached family home set in popular area of Teg Down
- Spacious kitchen/dining room overlooking gardens
- Sitting room with feature fireplace and large windows to the gardens
- Family room with door to garden
- Cloakroom
- Three bedrooms, two of which have fitted wardrobes
- Spacious family bathroom with windows to gardens
- Fabulous gardens in a plot of 0.16 acres
- Garage and parking
- Council Tax band E, EPC band C
- Significant potential for extensions and modernisations (subject to planning)



**29 WEBSTER ROAD, TEG DOWN
WINCHESTER, SO22 5NT**

A rare gem of a three bedroomed detached house set within a corner plot of gardens, in the heart of the popular residential area of Teg Down, with a glorious southerly facing rear garden.

A front door opens into an enclosed porchway, and through to the hall, where stairs lead to the first floor, and feature the original vintage banister railing which is typical and much loved within the Teg Down area.

The sitting room is a spacious double aspect room, with large window overlooking the garden, with a feature fireplace creating a central focal point to the room. From here, a glazed door lead through to the dining area of the kitchen.

The kitchen is fitted with a range of modern wall and base units, with inset double ovens and extractor fan. There is a large picture window overlooking the deep front garden, and a door into the family room, which has been created courtesy of a small extension to the rear of the garage.

From here, there is a useful cloakroom and door to the garden.





AND SO, TO BED! Upstairs the landing leads to the three bedrooms, of which two have fitted wardrobe cupboards, and a modern family bathroom with windows to the side and rear. There is a linen cupboard on the landing which houses the hot water tank, and a hatch to the loft where the gas boiler is located.





GARDENS: Outside, being on a corner plot, this property has the benefit of super gardens to the front, side and rear. The rear garden is particularly large and mainly southerly facing. There is an garage, and off street parking. Whilst this property is a good-sized family home, it offers immense potential for extensions and modernisations, subject to planning.

LOCATION: Teg Down is a popular area of Winchester, comprising housing built in the late 1960s/early 1970s. Just along the road there are local shops, such as a Co-op, Boots chemist, Costa Coffee, but also Waitrose and Aldi, Friarsgate GP surgery, and various takeaways and restaurants, and the railway station (London/Waterloo) is only approx. one mile away,

Property information:

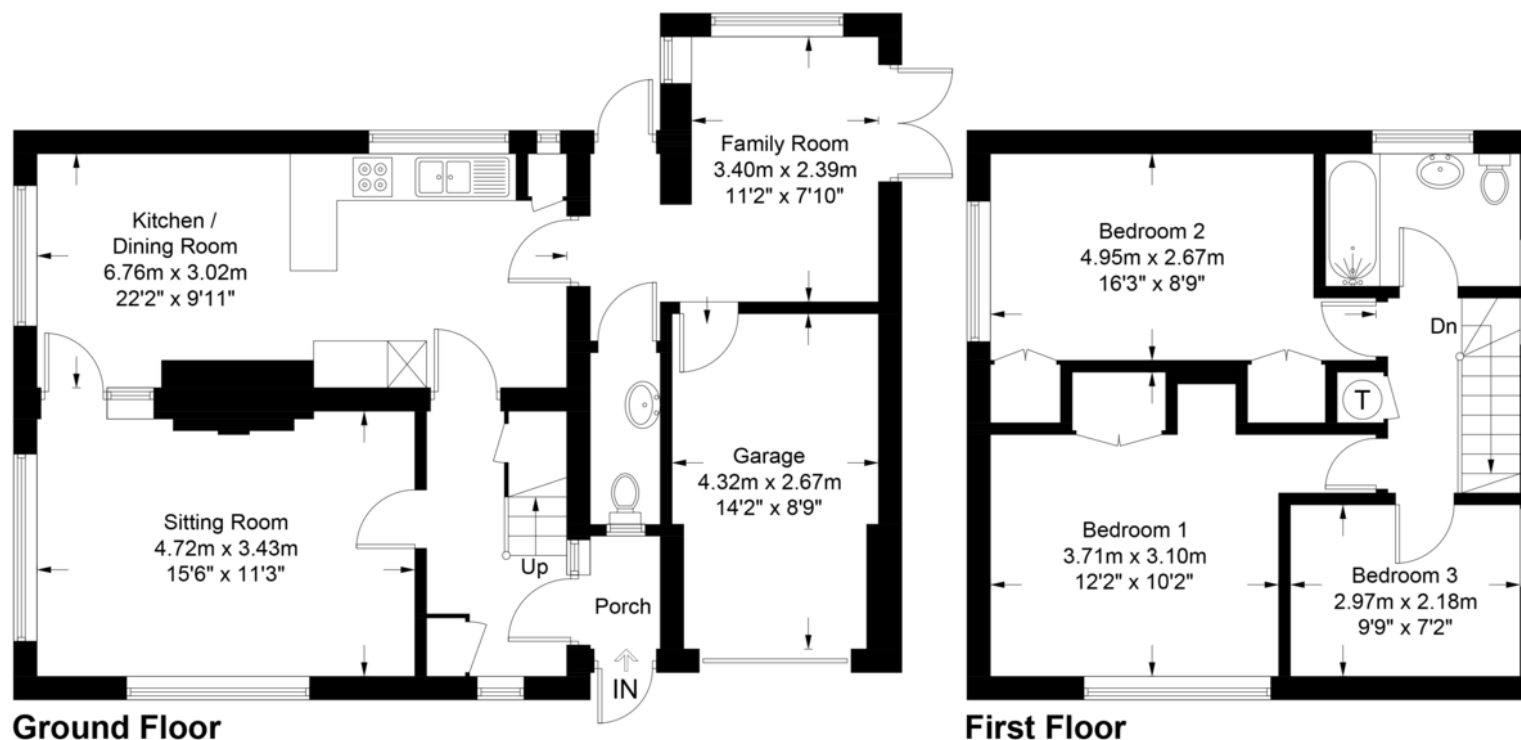
Broadband: (Source: Ofcom) Ultrafast Broadband is available in this area: 1000mbps download, and 1000 mbps upload speeds.

Floodrisk: (Source Govt Environment Agency) Flooding, rivers and seas, groundwater and reservoirs: all Very Low risk.

Parking: Driveway parking and garage, and ample on road parking in the area. construction: We understand this to be standard 1960s brick construction under tiled roof.

School catchments: The property is in catchment for Weeke Primary School, Henry Beaufort Senior School and Peter Symonds 6th Form College.

Approximate Gross Internal Area = 120.3 sq m / 1295 sq ft



These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not to Scale.
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