



2 Red Lodge Winchester Road, Bishops Waltham - SO32 1BL
In Excess of £500,000

WHITE & GUARD

2 Red Lodge Winchester Road

Bishops Waltham, Southampton

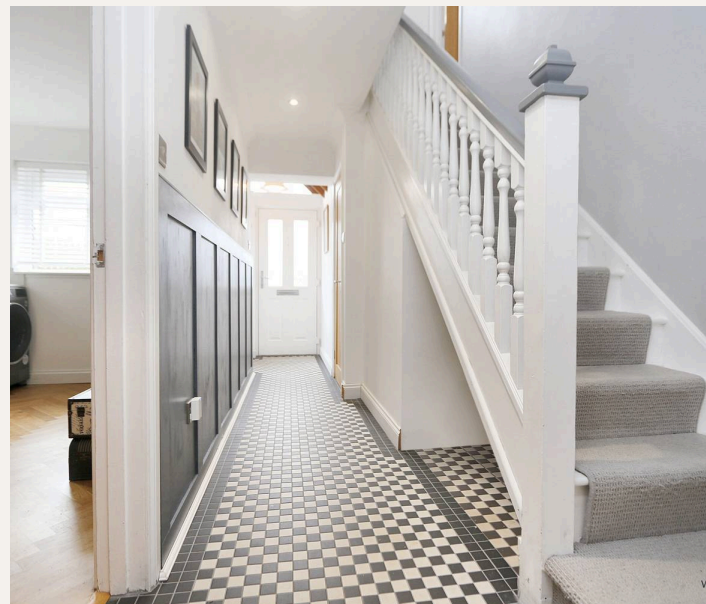
INTRODUCTION

most impressive, extended and much improved four bedroom semi-detached family home offering over 1000 sqft of living space across the ground floor. Set within walking distance to Bishops Waltham centre, the property showcases an incredible kitchen dining family room with bi-folding doors, alongside a 18ft study / snug, utility room and shower room. Across the first floor are four well-proportioned bedrooms and a family bathroom suite, while externally there is a large driveway with a new EV charging point, parking for multiple vehicles and a well appointed landscaped rear garden.

LOCATION

The property benefits from being within walking distance to Bishops Waltham's vibrant village centre which offers a broad range of shops and local amenities including shops, post office, pubs, a doctor's surgery and regular bus services. The neighbouring village of Botley is only minutes away and provides a mainline railway station with both Winchester city centre and Southampton Airport being just under half an hour away. All main motorway access routes are within easy reach. This historic market town is set against a backdrop of beautiful Hampshire countryside and offers the convenience of superb transport links.

- WINCHESTER COUNCIL BAND C
- FREEHOLD
- EPC RATING C
- FOUR BEDROOM SEMI DETACHED HOME
- IMPRESSIVE KITCHEN FAMILY ROOM
- 18FT STUDY/SNUG
- SHOWER ROOM AND FAMILY BATHROOM
- LARGE DRIVEWAY PROVIDING PARKING FOR SEVERAL VEHICLES
- LANDSCAPED REAR GARDEN





A double glazed composite front door opens into a well-presented entrance hall which is set with half panelled walls and attractive tiled flooring with underfloor heating throughout the downstairs. An internal oak veneer door opens into a conveniently located WC and shower room. The fully tiled wet room provides access to a walk in shower cubicle with ceiling mounted rainfall shower head and digital temperature control, a WC and wash hand basin. At the end of the hallway, a staircase leads to the first-floor landing, and a door grants access to the office/snug, this versatile 18-foot room can be easily adapted to accommodate the preferences of a potential buyer. Sure to be the hub to this lovely home is the incredible kitchen dining family room. Spanning over 30 feet, this remarkable space features triple glazed bi-folding doors at the rear and three triple glazed skylights embedded in a partially vaulted ceiling. The kitchen boasts matching base level cupboards with Dekton work surfaces, including an inset double butler sink. Additionally, a range of Dekton counter tops houses an inset induction hob and offers seating at the kitchen island. Integrated appliances consist of a double electric oven, with provision for an American style fridge freezer. Connecting seamlessly to a dining and family area, this expansive layout accommodates both family living and entertaining needs effectively. Also a continuation of the kitchen and set at the front of the house is a purposeful utility room that offers matching base level units that incorporate an inset dishwasher and provides space and plumbing for a washing machine, Dekton counter tops allow for a further inset butler sink and to one wall are two electric chrome ladder style radiators.

Completing the ground floor space is a most useful side extension providing a fully enclosed boot/cloak room space with ample storage.

The first floor landing provides access to the loft space via a hatch and oak veneer doors lead to the principal accommodation. The main bedroom is a good size double room set at the back of the house overlooking the rear garden and provides an excellent range of fitted wardrobes. Bedrooms two and three are also both well proportioned double rooms, while bedroom four is an excellent size single room / small double. The well appointed family bathroom suite comprises a panel enclosed bath with mains shower and fitted glass shower screen alongside a WC, and surface mounted wash hand basin. There is a stylish tiled feature wall and chrome heated towel radiator.



OUTSIDE

To the front of the house a dropped kerb provides vehicular access to a tarmacked driveway which allows for parking for multiple vehicles. The attractive rear garden has a composite decking terrace extending from the rear of the kitchen dining room and leads to an area laid artificial lawn with a garden shed set at the rear boundary.

SERVICES:

Gas, water, electricity and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

Broadband : Gfast broadband offers 150mbs download, 40mbs upload.

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Sellers: Upon receipt of instructions to act in the selling of your home, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £30 + VAT per owner.

DISCLAIMER

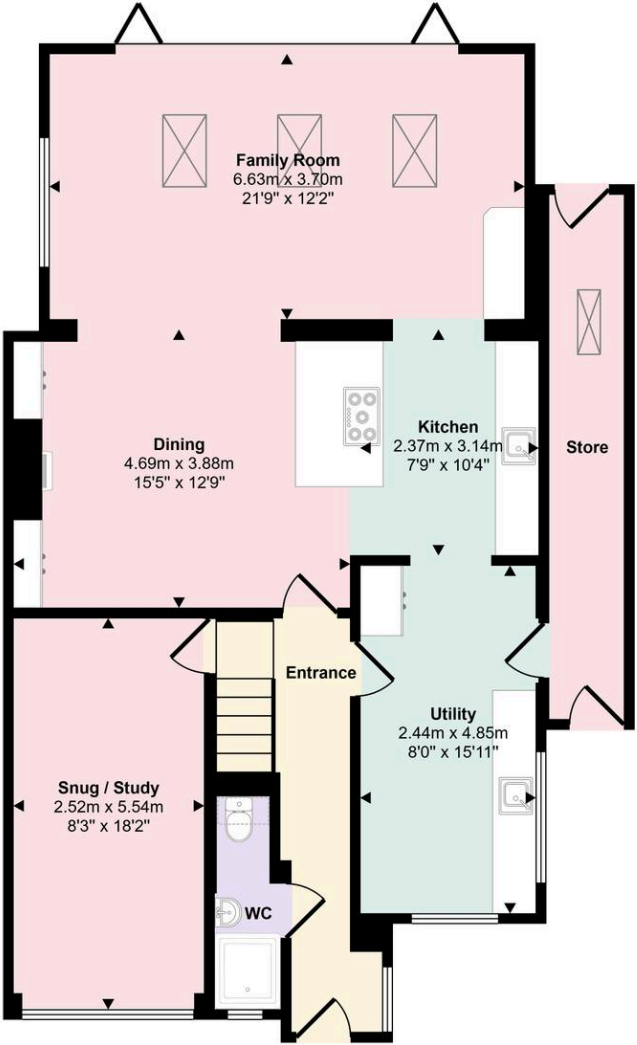
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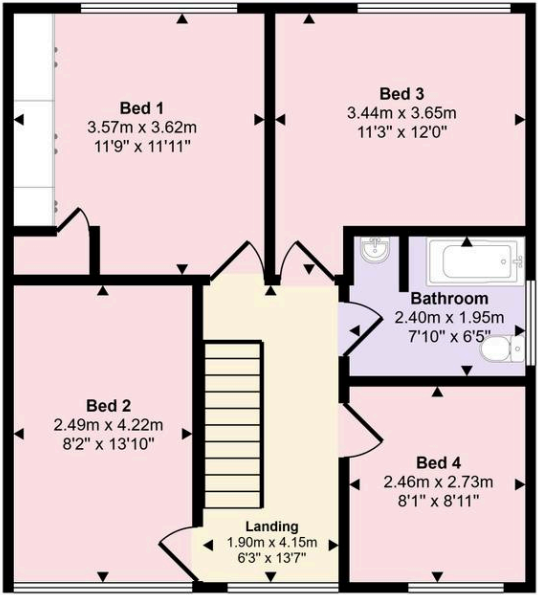


Ground Floor
Approx 100 sq m / 1080 sq ft

Denotes head height below 1.5m



Approx Gross Internal Area
158 sq m / 1701 sq ft



First Floor
Approx 58 sq m / 621 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.