



Portland Cottage Church Road, Shedfield - SO32 2HW  
£375,000

WHITE & GUARD



# Portland Cottage Church Road

Shedfield, Southampton

## INTRODUCTION

Portland Cottage is a charming and deceptively spacious home that blends timeless cottage character with modern touches, perfectly suited for today's lifestyle. Tucked away in the heart of the sought-after village of Shedfield, this inviting residence offers versatile living spaces, a welcoming garden room, and three well-proportioned bedrooms. From its cosy log burner in the lounge to the bright and sociable kitchen, every detail has been thoughtfully designed to create a warm and elegant home. With its balance of style, space, and charm, Portland Cottage presents an exceptional opportunity to secure a slice of village life in a highly desirable setting.

## LOCATION

Nestled within the picturesque countryside of Shedfield, Portland Cottage enjoys all the lifestyle benefits of this well-regarded corner of Hampshire. Known for its equestrian heritage and outstanding walking routes, Shedfield offers endless opportunities to explore scenic bridleways, woodland trails, and rolling fields right from your doorstep. Village life is enhanced by a choice of welcoming country pubs, cosy tearooms, and independent shops, while nearby Wickham and Bishops Waltham offer further amenities, boutique shopping, and vibrant community events. For those with a passion for outdoor pursuits, the area is a haven, while excellent transport links via the M27 and rail connections ensure easy access to Winchester, Portsmouth, and beyond. Shedfield offers the rare balance of tranquillity and convenience – making it the perfect place to call home.

- WINCHESTER COUNCIL TAX BAND E
- EPC RATING D
- FREEHOLD
- NO FORWARD CHAIN





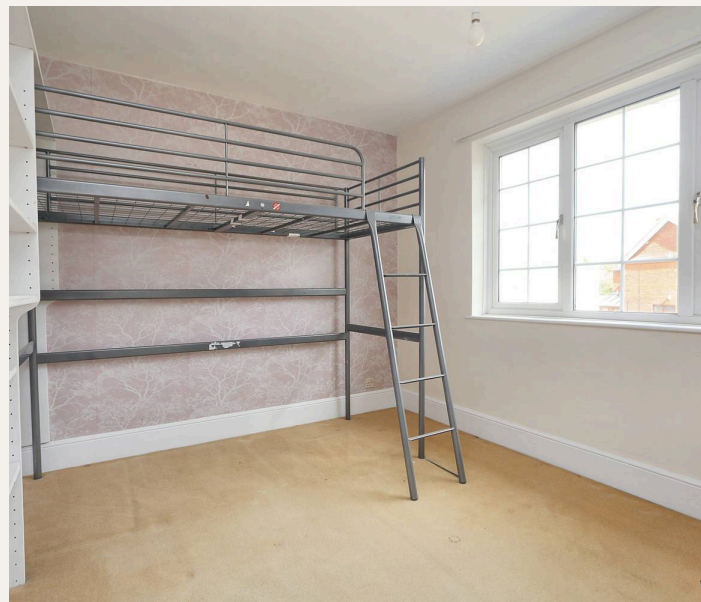


## INSIDE

Step through the front door and you are greeted by a welcoming hallway, thoughtfully designed to branch into the main living spaces. To the right, the lounge exudes warmth and character, with its log burner creating an inviting focal point, complemented by plantation shutters that frame the windows and filter in natural light. To the left, the dining room offers a wonderfully bright and airy setting, perfect for family meals or entertaining guests. A small vestibule leads to the cottage-style kitchen, beautifully fitted with wooden cupboards, tiled floors, and ample space to enjoy cooking and conversation at the heart of the home. The ground floor also benefits from a practical downstairs cloakroom and a utility space that doubles as a charming garden room – ideal for those who enjoy bringing the outdoors in. Upstairs, the long hallway leads to three evenly proportioned bedrooms, each full of light and character, and a family bathroom that completes the accommodation. With its perfect blend of traditional charm and modern living, Portland Cottage is a home that invites you to settle in, relax, and enjoy all that this sought-after location has to offer. Early viewing is highly recommended.

## OUTSIDE

To the front, you have ample off-road parking, a convenience not always synonymous with cottage properties. To the rear, there is a low maintenance mature garden. Private and secluded, it's a beautiful retreat, perfect for weekends and evenings.



SERVICES:

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

Fibre to the Cabinet Broadband Up to 15 Mbps upload speed Up to 76 Mbps download speed. This is based on information provided by Openreach .

There is a buyers incentive available. £2000 to legal fees subjects T & C 's.

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Ground Floor  
Approx 63 sq m / 680 sq ft

First Floor  
Approx 53 sq m / 573 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.