

22 Evans Close, Over Wallop, Stockbridge, Hampshire, SO20 8JS



 Myddelton & Major

We are proud to present

22 Evans Close

Over Wallop, Stockbridge, Hampshire, SO20 8JS

An extended mid-terraced house with south facing garden in the popular village of Over Wallop providing three double bedrooms and two reception rooms.

- Popular Village Location
 - 2 Reception Rooms
 - 3 Double Bedrooms
- Family Bathroom and En-suite
- Refitted Kitchen/ Breakfast Room
 - Open Fire
 - Ample Parking
 - South Facing Garden
- Central Heating & Double Glazing
 - No Onward Chain





The Property

This well-presented extended three-bedroom family home offers spacious and versatile accommodation arranged over two floors, with approximately 1,000 sq ft (97 sq m) of living space. The ground floor features a generous kitchen with ample worktop and cupboard space a comfortable sitting room with a feature brick fireplace, and a useful garden room providing an additional reception or flexible living space. The first floor provides three well-proportioned double bedrooms (one of them en-suit), together with a family bathroom, making this an appealing home for families, couples or those requiring additional bedroom and home-working space.

Outside, the property benefits from a generous rear garden, enjoying a good degree of privacy and a mature, established feel. A paved patio provides an ideal area for outdoor seating and entertaining, while the lawn and surrounding planting create a pleasant garden setting. Further benefits include ample communal off-road parking, large garden shed and pedestrian access into the garden. Overall, this is a charming and versatile home offering a good balance of living accommodation and outdoor space.

Location

22 Evans Close is in the popular Test Valley Village of Over Wallop which has a Shop/Post Office and Public House, Church and other community facilities such as the village playground (located next to Evans Close). Nearby is the much sought after town of Stockbridge which has a selection of independent shops, cafes and restaurants as well as other amenities. Grateley Station is 5 minutes drive with trains to London Waterloo in 1 hour 20 minutes and Westbound. The Cathedral cities of Salisbury and Winchester are also just under 30 minutes drive. There are many options for state and independent schools with secondary in Andover, Salisbury and Winchester. Situated in a semi-rural location with access to public footpaths and bridleways, country lanes and numerous dog walks.





Additional Information

Services:

Mains electricity, water and drainage connected. Oil fired central heating. Ofcom suggests broadband speeds of up to 32 Mbps are available and that all major mobile networks should have good outside coverage.

Tenure:

Freehold.

Council Tax Band:

B

EPC rating:

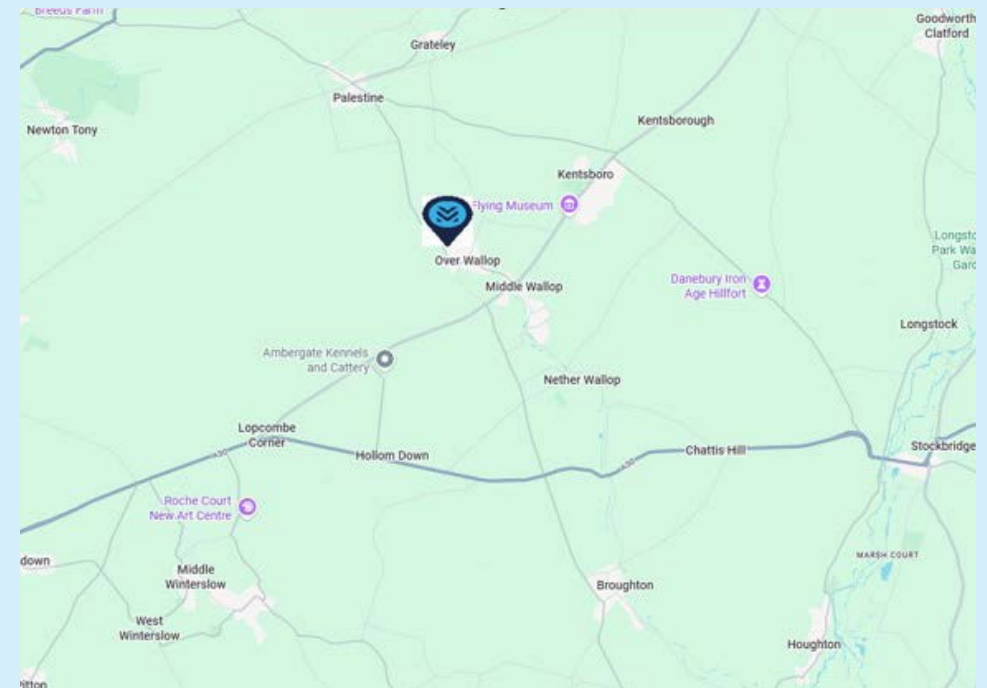
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Square Footage:

1,042

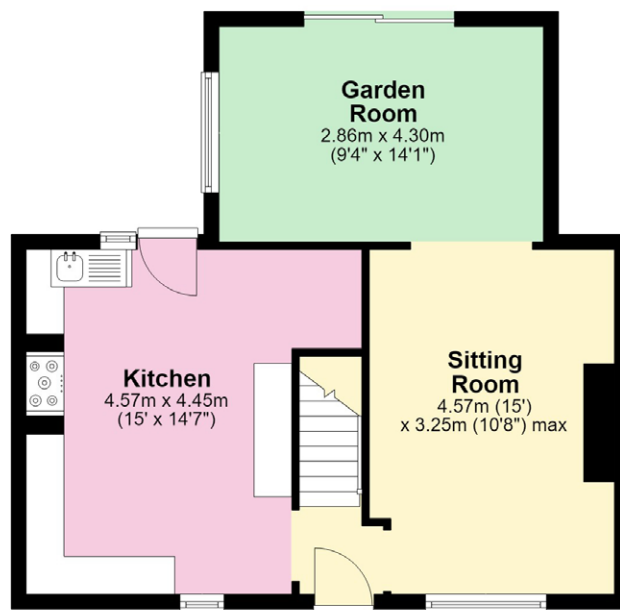
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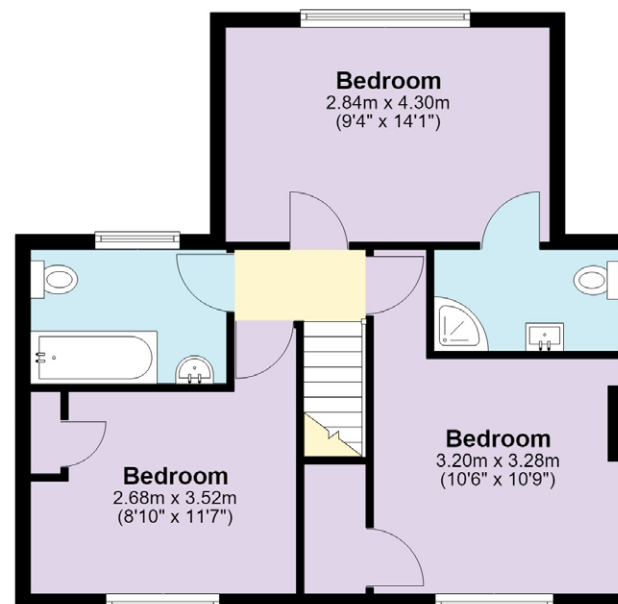




Ground Floor



First Floor



Total area: approx. 96.8 sq. metres (1041.9 sq. feet)

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Plan for illustration only. Windows and doors are approximate. Whilst care is taken preparing this plan, please check details before making decisions reliant upon them.

Measured and drawn to RICS guidelines



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