Rivermist
Longparish

Myddelton & Major™

Sales Particulars for The Public Auction of Rivermist
Thursday 26th March 2026 at 5:30pm in Longparish Village Hall SP11 6PB
An exciting opportunity to purchase a property in Longparish with development potential (Subject To Planning Permission)

Rivermist, The Common,

Longparish, SP11 6PH

1 3 2 1

- Excellent plot potential STPP
- Sought-after village
- Three bedroom bungalow
- Generous garden
- Parking at the front
- Countryside views over water meadows
- Semi-rural location
- No-through road
- South-facing garden
- Plot size 0.1 acres

The Property

Rivermist was built in the 1970s and is a Marley Worcester standard bungalow with Tyrolean which has rendered elevations under a tiled roof.

The property offers the following accommodation:

Entrance hall, Sitting room with fireplace, Kitchen with fitted units, Conservatory, three Bedrooms and a family Bathroom.

Outside

To the front of the property is an area for ample parking with a side access to the rear garden which is south-facing. There are countryside views to the front over water meadows. In the rear garden, which is mainly laid to lawn, are two garden sheds.

Planning

Rivermist presents an exciting opportunity to either renovate a three bedroom bungalow or demolish and replace with a new dwelling.

Pre-Application consultation confirmed in principle that a dwelling in this location would be acceptable.

Please contact the Agents for a copy of the Pre-App.

Agents Note: The Agent has taken advice regarding the mortgageability of the property. Due to the construction of Rivermist, it is unlikely funding could be easily obtained.

Services - Mains electricity and water. Private drainage. Ofcom suggests broadband speeds of up to 62 Mbps and that most major mobile networks will have good connectivity in the area

Tenure

Freehold

EPC Rating

F (33)

Outgoings

Council Tax Band: C

Size

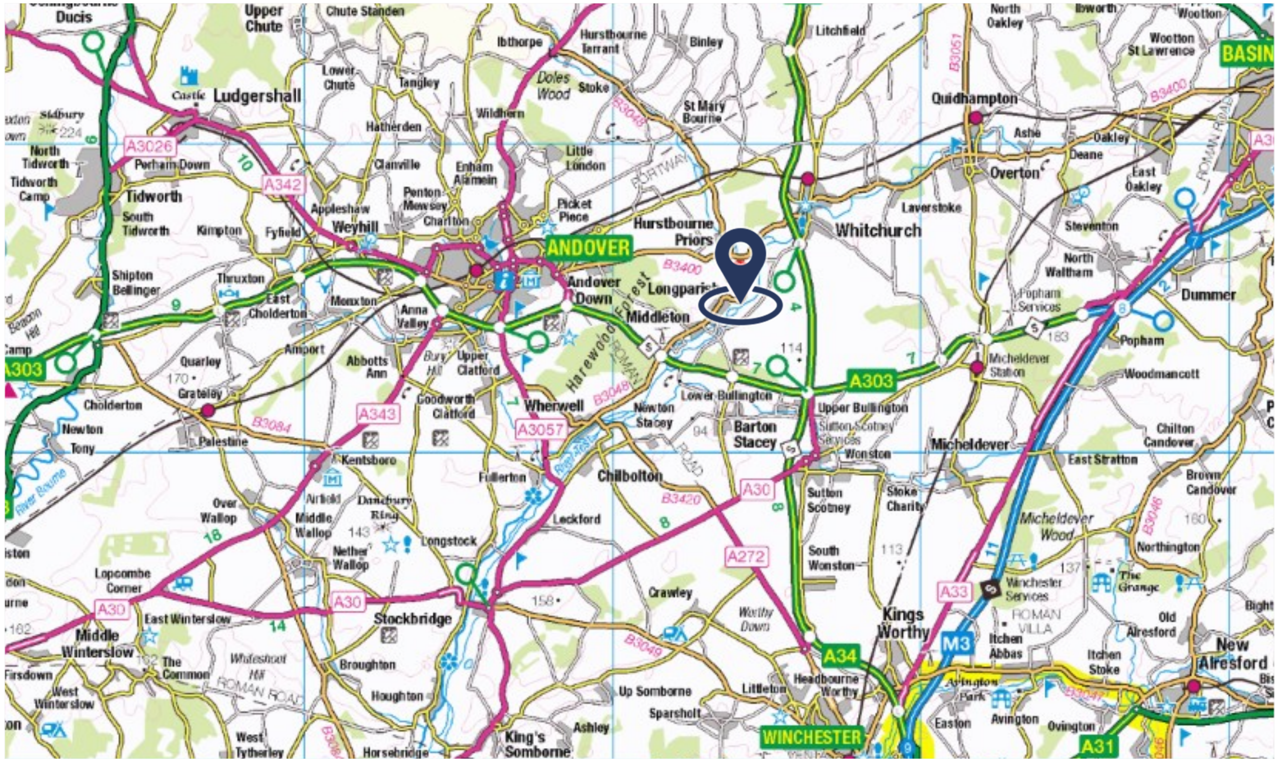
815 sqft (total)

Location

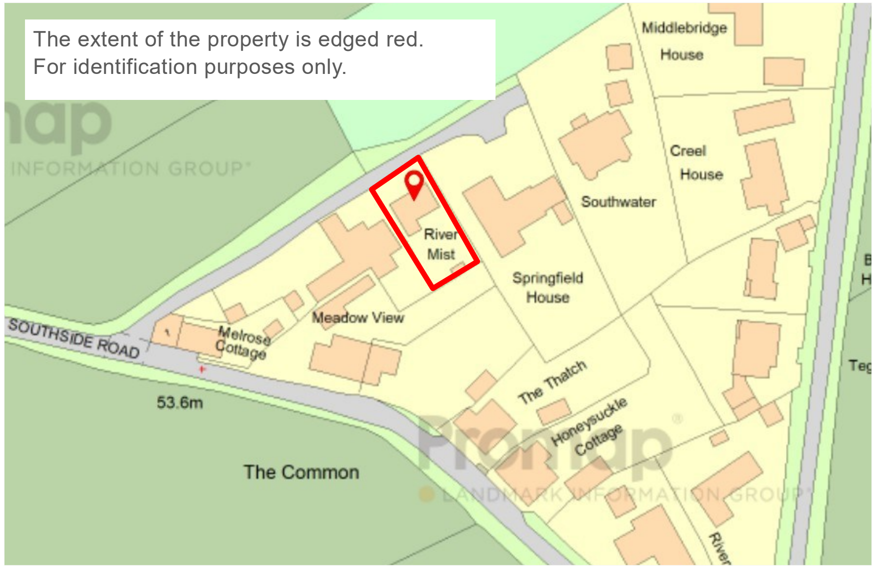
Tucked away on a no-through lane near to Longparish Common is Rivermist. Longparish is a picturesque village which boasts a church, village school, post office/store and bus service. There is a community owned pub, The Plough as well as plenty of local walks and excellent fishing on the River Test.

Nearby Andover provides a range of independent and High Street shops and Stockbridge, only 9 miles away offers a range of boutique shops and independent cafes while Winchester, Southampton and Newbury are all easily accessible. The mainline railway station in nearby Whitchurch only 4 miles away offers trains to London Waterloo in just over one hour. Rivermist is well-served by road links via the A303 and A34 providing access to the South West and Midlands.

The area offers a good range of state schools as well as a wide selection of independent schools including Farleigh, Prince’s Mead, The Pilgrims’, Winchester College, and St. Swithun’s.



Andover 6 Miles • Stockbridge 9 Miles • Winchester 13 Miles



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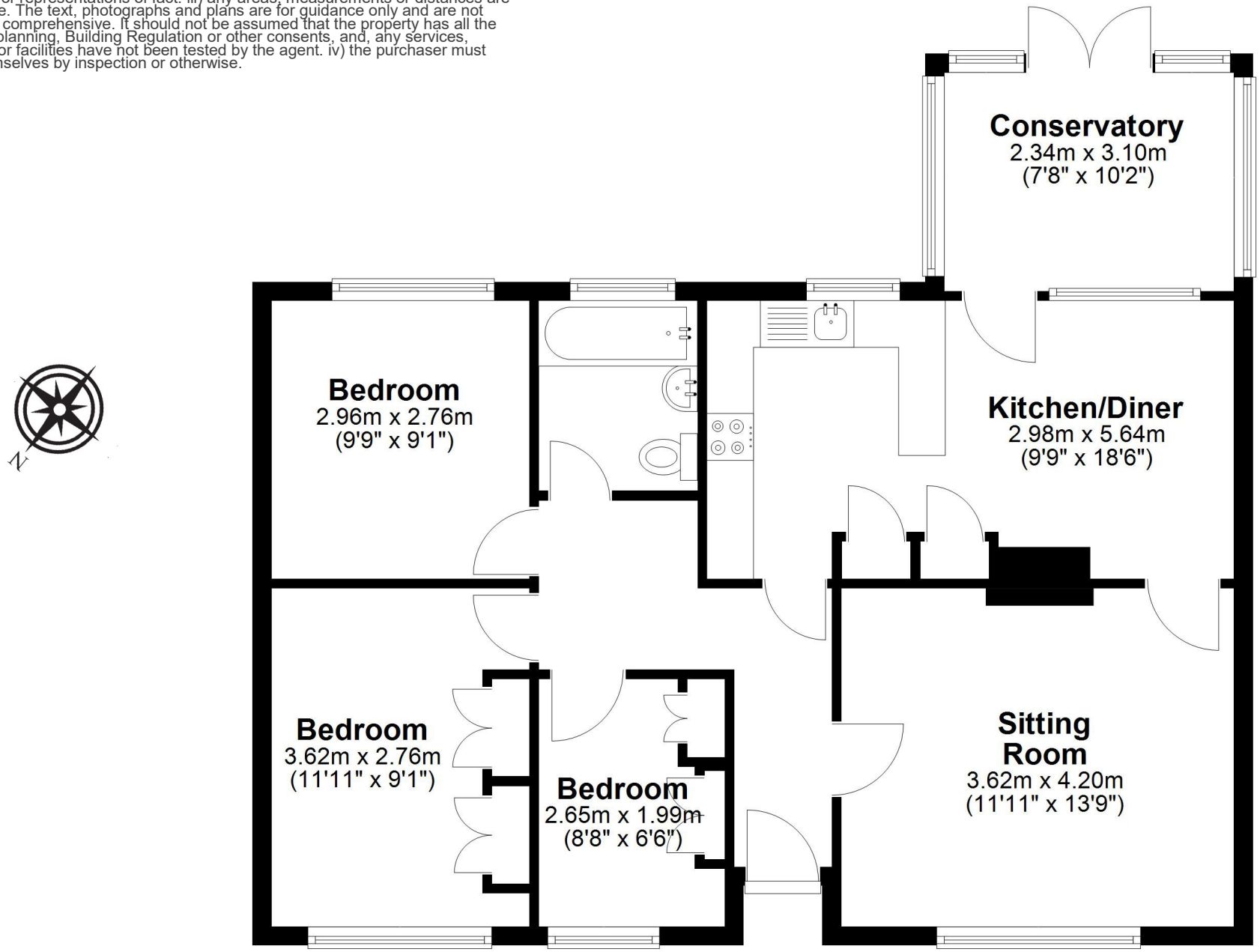
Ground Floor

Approx. 75.7 sq. metres (815.0 sq. feet)



Total area: approx. 75.7 sq. metres (815.0 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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