



# Larkwhistle Farmhouse

Nuns Walk, Longparish, Andover, Hampshire, SP11 6QJ

## 3 Bedroom Detached Cottage

A former farmhouse recently renovated, with far-reaching countryside views, a good-sized garden, and generous parking. Set in a peaceful rural location within the sought-after village of Longparish, it combines character with modern comfort.

**£2,750 per calendar month | Available 1<sup>st</sup> March 2026**

t. 01747 356099

w. [fowlerfortescue.co.uk](https://www.fowlerfortescue.co.uk)



**Larkwhistle Farmhouse,  
Nuns Walk,  
Longparish,  
Andover,  
Hampshire,  
SP11 6QJ**

### Description & Location

Set in a peaceful rural hamlet with far-reaching countryside views, a generous garden, and ample parking, it offers character and comfort in an elevated position close to local amenities. The sought-after village of Longparish provides a welcoming community with a popular pub, riverside walks, and easy access to Whitchurch and Andover for shops, healthcare, and leisure. Excellent schools are nearby, and transport links include local bus services, Whitchurch and Andover stations for London connections, and quick access to the A303 and Southampton Airport, making this an ideal countryside home with strong connectivity.

### Accommodation

The property has been fully renovated throughout, blending modern finishes with original character.

### Ground Floor

ENTRANCE PORCH leading into a welcoming hall.

LIVING ROOM (4.31m x 4.09m) with dual-aspect windows and a feature fireplace with wood burner.

STUDY (3.98m x 3.30m) offering flexibility for remote working.

KITCHEN (5.29m x 1.88m) now fully updated with contemporary units and integrated appliances.

DINING ROOM (4.17m x 3.49m) ideal for entertaining, retaining period charm with exposed timbers.

Access to Cellar for storage (3.52m x 2.98m).

The first floor comprises:

PRINCIPLE BEDROOM (4.31m x 4.21m) with generous proportions and character features.

BEDROOM TWO (4.31m x 4.17m)

BEDROOM THREE (4.29m x 1.95m)

BATHROOM completely modernised with stylish fittings, shower over bath, and storage solutions.

### Outside

The property features a south-facing garden mainly laid to lawn with mature boundaries, ample parking with a timber garage, and a former bakery now used as a boiler and storeroom.

### EPC

The cottage has an EPC rating 'E53'.

### Services and Utilities

The property is heated via oil fired central heating and served by private water supply and septic tank. Tenant to pay for septic tank emptying and water recharged by the Landlord on a quarterly basis at a cost of £40 per calendar month.

The property currently has standard broadband available, with no superfast or ultrafast fibre indicated for the postcode. Mobile coverage is generally reliable across major networks for calls and data, with reasonable performance for everyday use such as browsing and video calls.

### Fees, Charges & Terms

The rent is £2,750pcm payable monthly in advance by direct debit, exclusive of council tax and all utilities.

A holding deposit of £630 is payable to secure the property (see further details and conditions in our fee summary) and £3,170 is payable as a security deposit

Council Tax Band F – Test Valley Borough Council.

### Availability

The property is available immediately.

### Restrictions

Pets by negotiation.

### Photos



### Viewings

Strictly by appointment only through Fowler Fortescue 01747 356099.

Disclaimer: These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending tenants must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves.

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