

Grange Road, Alresford

At home in Hampshire

Hellards

21 Grange Road

ALRESFORD, HAMPSHIRE SO24 9HB

Guide Price: £675,000

- Detached Bungalow
- Easy Access to Town Centre
- Well-Presented Throughout
- Self-Contained Studio/Annexe
- Good Flow to the Accommodation
- Attractive Southerly-Facing Garden
- Good Parking
- No Onward Chain

A really well-presented bungalow, with a light and airy feel, conveniently located just a short walking distance from the centre of Alresford. There is a gravelled driveway to the front, with a gate leading through to the attractive, southerly-facing garden, which enjoys a good deal of privacy from neighbours. The former garage has been converted into a useful studio, ideal for running a business from or working from home. The property is offered for sale with the benefit of no onward chain.

The bungalow is approached from the driveway, with an enclosed porch opening to the welcoming entrance hall, with doors leading off the various rooms. Both the bedrooms are double rooms and are located at the front of the house. There is an adjoining bathroom, with a white suite comprising a bath with shower above and glass screen, a wash hand basin and wc.

The spacious country-style kitchen/breakfast room features a range of fitted units and a central island unit, with an arch leading through to an adjoining dining room, with bi-fold doors to the garden. Off the dining room is a utility/shower room and cloakroom.

The generously proportioned sitting room features a fireplace, and has sliding doors which open up to the southerly-facing garden. The adjoining studio is self-contained with a door from the driveway and another door to the rear garden. As well as the studio space, there is a kitchenette and shower room.













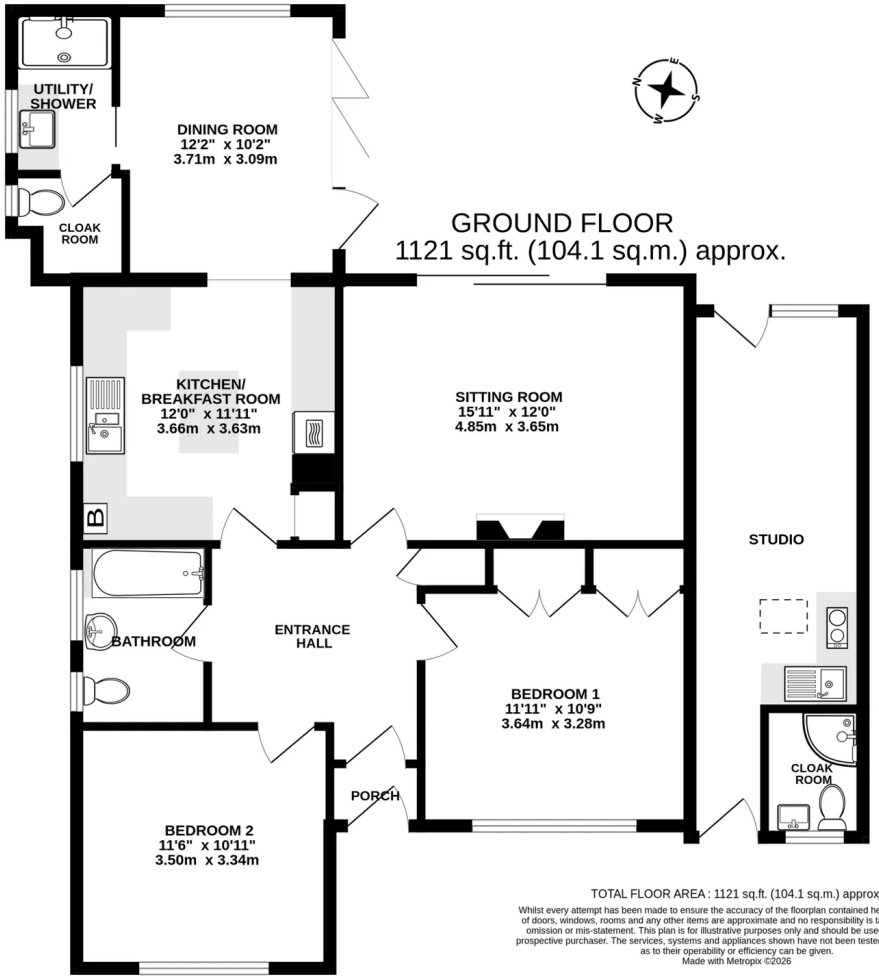
Outside, to the front, there is ample driveway parking for several cars. The lovely rear garden enjoys a good deal of privacy and seclusion from neighbours, and has a sunny southerly-facing aspect, with a seating terrace adjoining the rear of the property, a lawn, some mature shrubs and a garden shed.

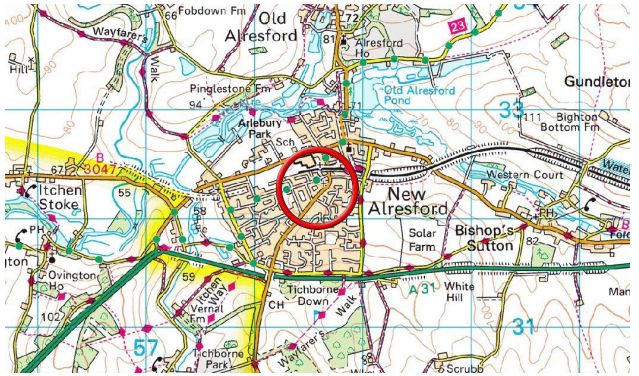
Alresford is a beautiful Georgian town known for its variety of independent shops, restaurants and inns located in stunning surroundings on the edge of the South Downs National Park. Attractions include the Watercress steam railway, schools for infant, junior and secondary education, several churches and an active and inclusive community. The cathedral city of Winchester is about 7 miles away and there is easy access to the south coast, the midlands and London via the road network. There is also mainline rail access to London from both Winchester and Alton. Southampton airport is only about half an hour away by car.

SERVICES
We understand that mains gas, electricity, water and drainage are connected.

LOCAL AUTHORITY INFORMATION
Winchester City Council
Council Tax band: E

DIRECTIONS
From the centre of Alresford, proceed along West Street down to the junction at the bottom of the hill. Turn left into Jacklyns Lane, going under the railway bridge, and then turn right into Grange Road. Follow the road up the hill, where No.21 will be found on the left hand side.
What3words: ///songbook.fussed.tools









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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepred as a general guide only. A detailed survey has NOT been carried out, nor the services, appliances and fittigs tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.