



Rowe  
& Co.

6 Mountain Ash Tilden Road, Compton

Winchester

£320,000

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## 6 Mountain Ash Tilden Road

Compton, Winchester

This comfortable and contemporary home is situated in the highly sought-after location of Compton, just a short drive from Winchester city centre. The well-presented accommodation comprises an entrance hall, a spacious lounge/dining room, a modern fitted kitchen, and a convenient cloakroom on the ground floor. Upstairs, there are two well-proportioned bedrooms and a contemporary family bathroom. Externally, the property benefits from both front and rear gardens, a useful storage shed, and allocated parking, making it an ideal home for first-time buyers, professionals, or those looking to downsize.

### LOCATION

Set within this favoured village south of Winchester and affording a moments drive of the city, offering an excellent base for the commuter requiring a fast, convenient access to the M3/A34/M27 network, or walking distance of a local mainline railway station at nearby Shawford with links to London (Waterloo) within the hour. The local area has a good selection of amenities and an excellent school catchment.

Council Tax band: C - Tenure: Freehold - EPC Energy Efficiency Rating: C - Annual service Charge Approx £400.



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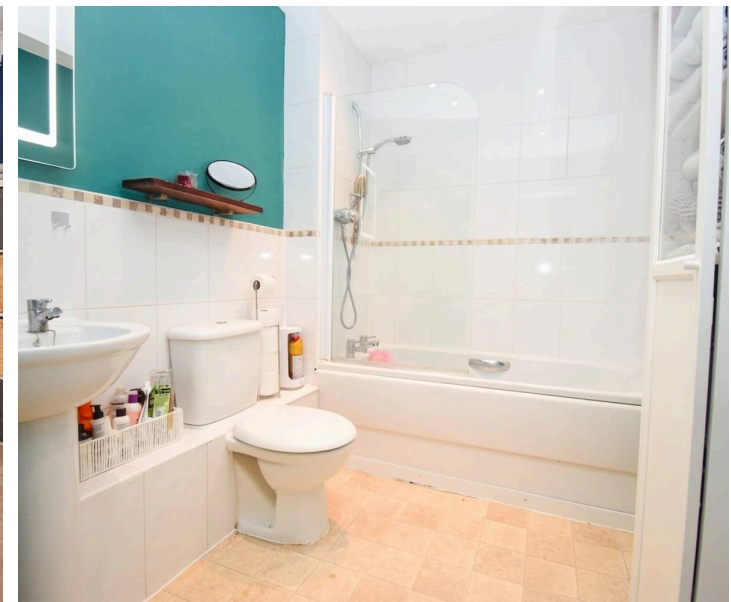
Compton, Winchester

### INSIDE

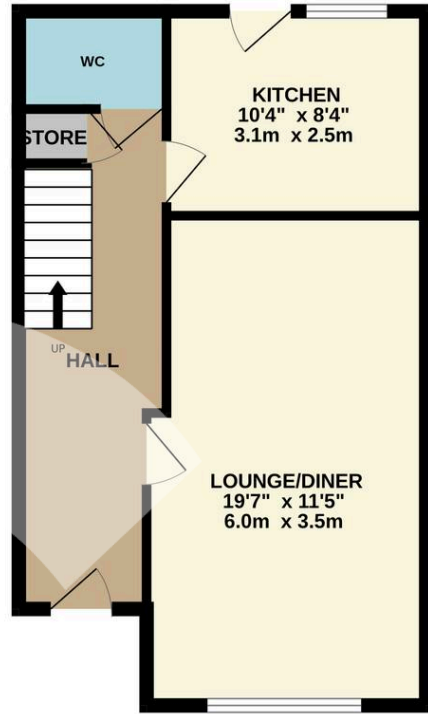
The front door opens into a welcoming entrance hallway, providing access to the spacious lounge and dining area, creating an ideal space for both relaxing and entertaining. The contemporary fitted kitchen is finished to a high standard and features a stylish range of wall, base and drawer units, offering ample storage and workspace. A convenient guest cloakroom completes the ground floor. Stairs lead to the first floor, where you'll find two generously sized bedrooms, with the principal bedroom benefiting from built-in storage cupboards. Completing the accommodation is a sleek and modern family bathroom, fitted with a bath and overhead shower. Offering well-planned living space throughout, this attractive home is perfectly suited to first-time buyers, couples, small families or those looking to downsize.

### OUTSIDE

To the front of the property is an allocated parking space, with additional visitor parking available. The front garden has been attractively laid to paving and includes two useful storage sheds. The property also benefits from a private rear garden, which has been laid to decking and provides an ideal space for entertaining or al fresco dining.



GROUND FLOOR



1ST FLOOR

