



Mo's Nest
Winchester Street | Overton | Basingstoke | Hampshire | RG25 3NB

 FINE & COUNTRY

MO'S NEST



*The premier market debut for a newly reimagined
Scandi-style property like no other in Overton.*

*Enjoying open modern spaces and expansive views
throughout, this energy-efficient home is the result of great
care and attention and provides year-round luxury.*







Beautifully renovated and thoughtfully improved, Mo's Nest, sits just seconds from rolling countryside and mere moments from Overton High Street and the mainline rail station.

Professional interior design and impressive attention to detail have combined to create an extremely attractive, welcoming, and livable home that boasts large living spaces and even a media or games room.

Light plays an important role in the way you can imagine living in this family-sized house. Huge windows command cinematic views downhill and up into the skies. The internal dining area opens onto a large covered terrace via floor-to-ceiling sliding glass doors - a truly enviable spot for your morning coffee. Glazed double doors from the two rear bedrooms lead directly onto the wraparound rear patios and soak in the views over celebrity-owned paddocks.

A distinctive contemporary home on a quiet road close to all that Overton has to offer.

Originally completed in 2000 to a high standard, this bespoke Scandinavian-inspired building has been entirely reimagined by the original family owners to meet the highest standards of modern living. Every care has been taken to make the most of the space and to create a flow that enhances both style and liveability. Glass walls, doors, and balustrades create an airy openness in an already very well-proportioned property.

Sitting proudly on the curve of the road, Mo's Nest stands out from the crowd in many enviable ways.

A wonderful family home or an impressive property for entertaining? Both.

The main porch-covered entrance, at the side of the property, opens onto a generous hallway and landing space that sweeps around to provide access to the first three bedrooms, family bathroom, and utility, then on into the living space; continuous light and feel, yet separated by glass panels and a glass door.

The open-plan living, kitchen, and dining area will doubtless become the heart of this home, and it also boasts a large balcony area. This large and versatile space offers numerous layout possibilities for families or those working from home. The entirely new, quartz top kitchen includes larder cupboards, Neff appliances, and considered lighting solutions, as well as space for bar stools.











Downstairs and the extra space you've always wanted...

The wooden and glass staircase, with in-built bookshelves, leads to another large space which is currently configured as a reading area. Alongside the fourth bedroom and separate bathroom is a room of indulgence - perhaps a full cinema room, pool or games room, or hobby space. The hallway also leads into the garage and plant room.

The Bedrooms

Upstairs, the two largest bedrooms both contain fully lit, built-in floor-to-ceiling storage solutions. Both enjoy light from two sides. The principal bedroom is ensuite. Downstairs, the fourth bedroom also enjoys large built-in storage and a good-sized horizontal window.

All the bedrooms are newly carpeted and extremely peaceful spaces. The smaller can comfortably fit two single beds or a double.

Bathrooms

All three bathrooms are luxuriously tiled and include Scandinavian-style walk-in wood-effect showers. The family bathroom also enjoys a beautiful freestanding roll-top bath. Clever little details and uses of space have resulted in feelings of warmth, style and comfort.



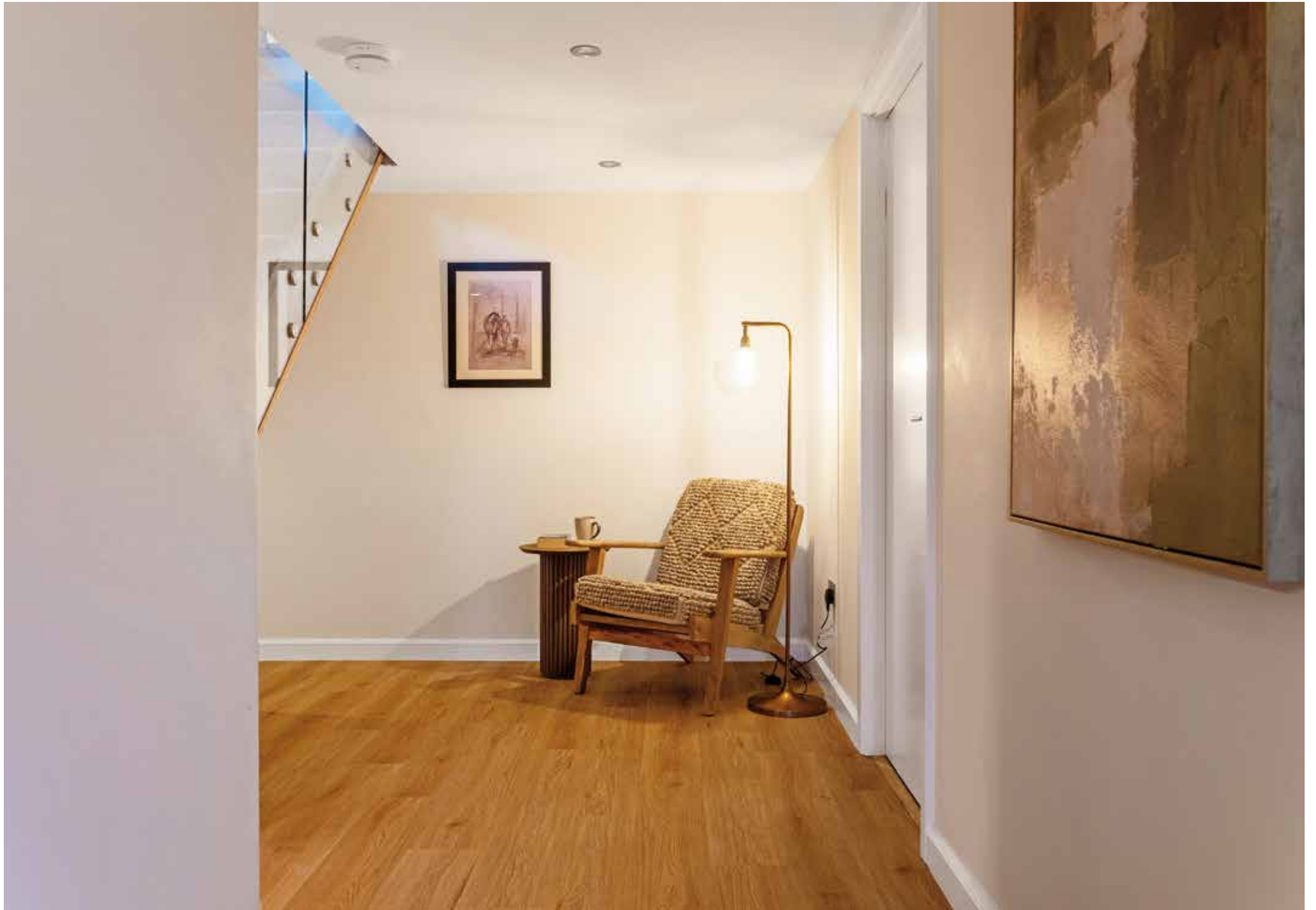














Gardens & Surrounds

The large driveway and double garage provide ample parking, and the main entrance benefits from stepless access. A combination of mature and newly planted trees and shrubs line entrances and will provide further privacy.

Patios wrap around the side and rear and onto an enlarged dining area overlooking broad, separated paddocks. The garden is very private, yet open, and has been tastefully planted.





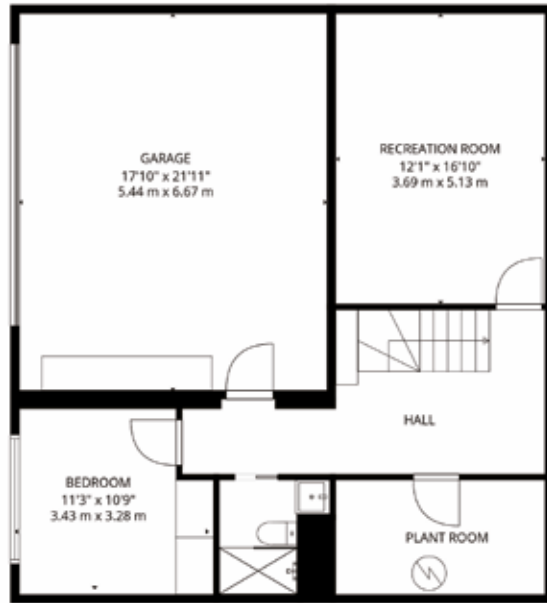


Year-Round comfort and Environmentally Friendly Features Throughout

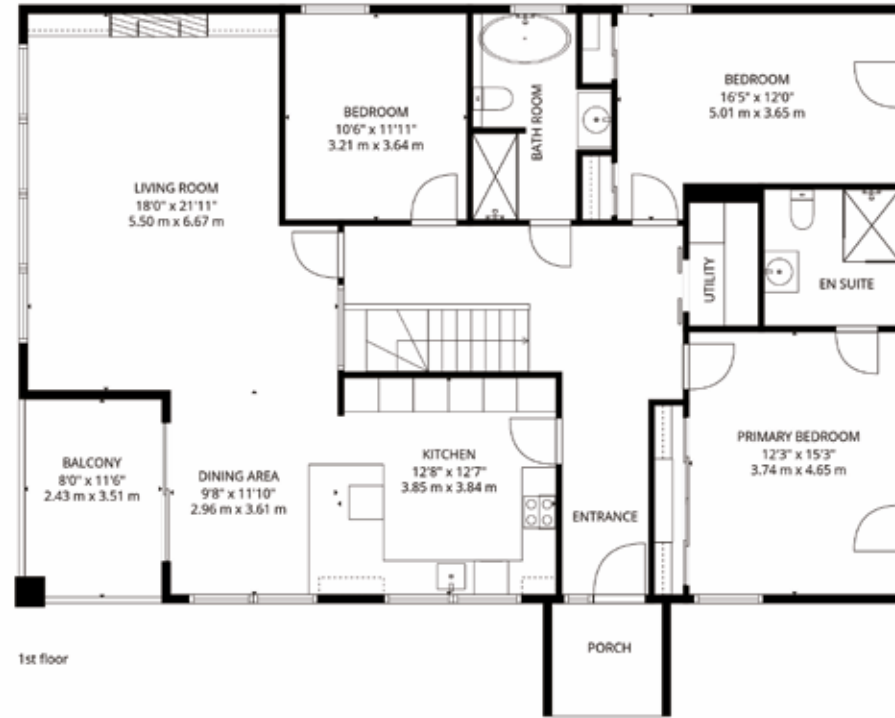
No matter the weather outside, Mo's Nest has been designed for a life of comfort. The long list of features includes wet underfloor heating, passive air vents between rooms, air-conditioning, and water softening. There is also a biofuel fireplace and a mains gas connection behind.

The eco features also include solar panels, solar water heating, triple glazing, and a rainwater collection system. This home benefits from a good EPC rating of C, reflecting the care and investment made in its modernisation.





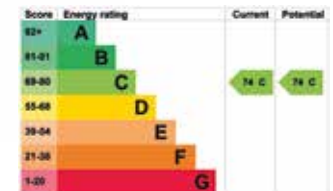
Basement



1st floor

TOTAL: 2148 sq. ft, 200 m2
 Basement: 538 sq. ft, 50 m2, 1st floor: 1610 sq. ft, 150 m2
 EXCLUDED AREAS: PLANT ROOM: 81 sq. ft, 8 m2, GARAGE: 391 sq. ft, 36 m2, PORCH: 42 sq. ft, 4 m2,
 BALCONY: 92 sq. ft, 9 m2, WALLS: 178 sq. ft, 16 m2

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.





FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in over 300 locations, spanning Europe, Australia, Africa and Asia, we combine widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation – leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

We value the little things that make a home

THE FINE & COUNTRY
FOUNDATION



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With 25 years of experience in marketing and property, I bring a deep passion for all things property-related, with a particular focus on listed buildings and the upper quartile market. My approach is rooted in creativity, professionalism, and a genuine dedication to delivering exceptional service.

I take immense pride in building trusted, one-to-one relationships with my clients, ensuring every step of the property journey is both enjoyable and seamless. From crafting personalized and bespoke marketing strategies to supporting you through completion and beyond, I am committed to making the process as smooth and stress-free as possible.



LUKE REIDY

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My approach to estate agency is built on the belief that a premium property is not just an asset, but a lifestyle. With a background as a property investor and renovator, I bring a client-side perspective to the buying and selling process. I understand the structural potential and emotional weight of a move because I have navigated that journey myself.

This practical experience is underpinned by my previous career in the fine wine trade - a profession that honed my appreciation for provenance, heritage and the exacting service standards expected by discerning clients.

Living in Hartley Wintney with my young family and our dog, I am a passionate advocate for the unique quality of life in this corner of Hampshire. I understand exactly what draws people to the Hart and Surrey districts: the rare ability to enjoy rural tranquillity and protected landscapes while maintaining immediate links to the capital.

The production of these particulars has generated a £10 donation to the Fine & Country Foundation, charity no. 1160989, striving to relieve homelessness.

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