



**TUDOR WAY, KINGS WORTHY, SO23**  
£2,900 per month\*

**Carter Jonas**



## **TUDOR WAY, KINGS WORTHY, WINCHESTER, HAMPSHIRE, SO23**

- 3 Reception rooms
- Kitchen
- 4 Bedrooms
- 3 Bathrooms
- Utility room
- Double garage
- Gardens

### **THE PROPERTY**

The property is set well back off the road and accessed via a private drive. There is a good sized lawn to the front of the house, a double garage and driveway parking.

There is a light and spacious hall with stairs rising to the first floor and giving access to three double bedrooms, one with ensuite shower room, a contemporary bathroom with bath and separate shower and a contemporary kitchen which has a good range of wall and base level units and built in appliances which is open plan to the large dining room with wooden floors and French doors to the terrace behind. The sitting room is accessed from the dining room and has an eye level wood burner and French doors to the terrace. There is a snug/study and a utility room.

There is a further double bedroom with good cupboard space and an ensuite shower room on the first floor.

### **OUTSIDE**

There are large, enclosed gardens to the rear of the property with a good sized terrace and lawned area, a shed and a greenhouse.

A spacious detached 4 bedroom house tucked away in the popular village of Kings Worthy within a short drive of the amenities, railway station and schools in Winchester. Kings Worthy has a primary school, mini Tescos, 2 pubs, garden centre and cafe and a Fishery.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	65	72
(39-54) <b>E</b>		
(21-38) <b>F</b>		

## ADDITIONAL INFORMATION

Offers	Available for a initial term of 12 months
Viewing	Strictly by appointment
Local Authority	Council Tax Band: E (For further information please check Winchester City Council Website)
Directions	For mobile and internet check the Ofcom website
	Mains electricity, gas, water and drainage
	Holding deposit equivalent to 1 week's rent £669
	Deposit equivalent to 5 weeks' rent @£2,900 = £3,346.







### IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer of contract or part of one. Carter Jonas has made every attempt to ensure that the particulars and other information provided are as accurate as possible and are not intended to amount to advice on which you should rely as being factually accurate. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas have not tested any services, facilities or equipment. Any measurements and distances given are approximate only. Where Carter Jonas have been provided with a floorplan by a third party, we can not guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Although we make reasonable efforts to update our information, neither Carter Jonas nor anyone in its employment or acting on its behalf makes any representations warranties or guarantees, whether express or implied, in relation to the property, or that the content in these particulars is accurate, complete or up to date. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included, these are confirmed in a separate inventory. If you require further information please contact us.  
\*Administration fees may apply depending on tenancy type. Please contact your local branch for this information.

**T: 01962 876838**

9a Jewry Street, Winchester, Hampshire, SO23 8RZ

E: winchester-residentiallettings@carterjonas.co.uk

A member of



*Exclusive UK affiliate of*

**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE