



33 GRANGE CLOSE
Winchester, Hampshire, SO23 9RS

Carter Jonas

33 GRANGE CLOSE, WINCHESTER, HAMPSHIRE, SO23 9RS

- Contemporary terraced house
- Sitting room
- Kitchen/ dining room
- 2 Bedrooms
- 2 Bathrooms
- Low maintenance garden
- Sought after St Cross area
- Off street parking
- EPC rating C

DESCRIPTION

Grange Close is a mid-terrace house and is situated in the popular area of St. Cross. The entrance door opens to an inner hall with stairs rising to the first floor and further door opening into a spacious kitchen/diner, this is fitted with a range of wall, base and drawer units and provision and space for all appliances, door to the cloakroom and further double doors to the sitting room. The sitting room spans the rear of the property with a southerly aspect allowing for ample natural light and in turn opens to the rear garden, with a raised patio with steps down to a hard landscaped garden with rear pedestrian access. On the first floor there are two double bedrooms with built in storage and wardrobes, ensuite shower room and further bathroom.

OUTSIDE

Allocated parking, small front garden and further rear garden with pedestrian access.

A DELIGHTFUL 2 BEDROOM TERRACED HOUSE WITH ENSUITE SHOWER ROOM, WITH PRIVATE DRIVEWAY AND GARDEN IN THE DESIRABLE AREA OF ST. CROSS



LOCATION

Grange Close is situated in the attractive conservation area of St Cross, a most sought-after residential location in Winchester. The city centre is only about 1.5 mile's level walk away and has various amenities, which include shops, restaurants, theatre, cinema and leisure centre. The property is within the preference area of St Faith's Primary School, catchment of Kings' School and a variety of independent schools for all age groups.

Winchester's mainline station has regular trains to Waterloo (in approximately 1 hour). A regular bus service runs to and from the city centre and station. Winchester offers excellent road links to London via the M3, the south coast via the M27, and north to Newbury and Oxford via the A34. Southampton Airport is 15 minutes away by road or rail.

ADDITIONAL INFORMATION

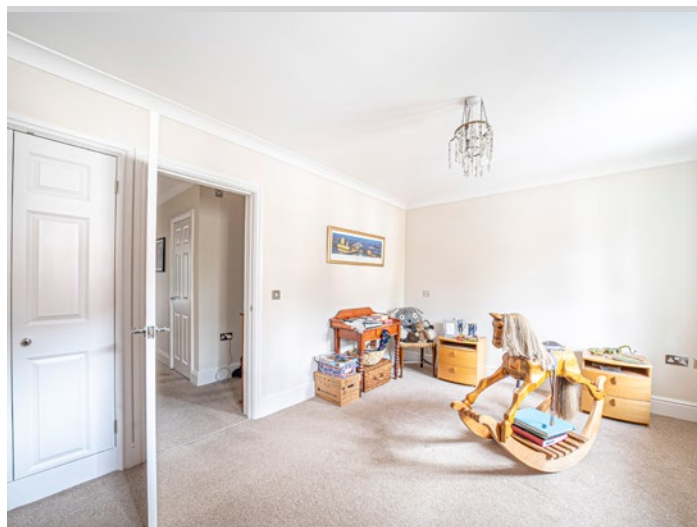
Tenure: Freehold.

Services: Mains water, electricity and gas central heating.

Broadband: Fibre to the premises (FTTP). For internet and mobile services check Ofcom's website.

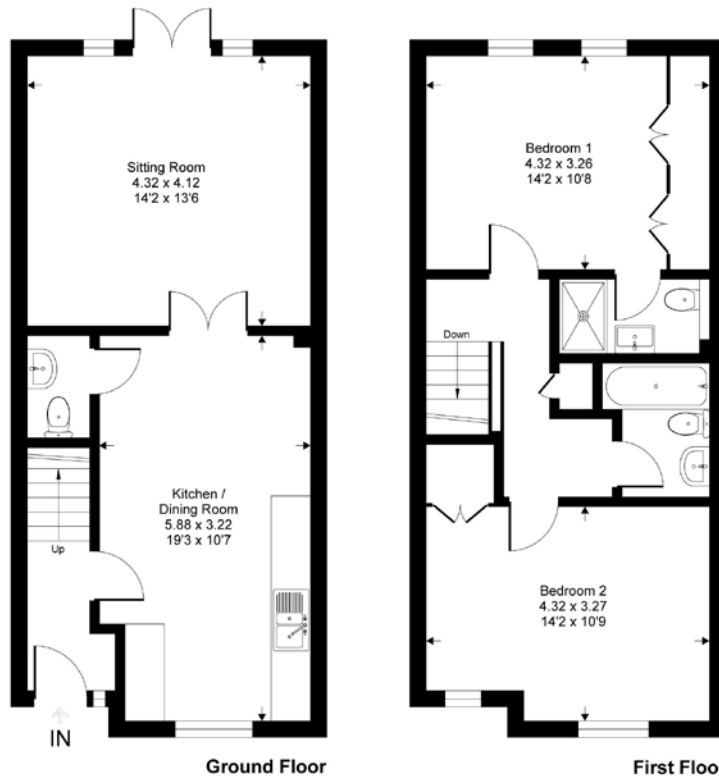
Local Authority: Winchester City Council.
Council Tax Band D.

Viewings: Strictly by appointment through the selling agent Carter Jonas 01962 842742.

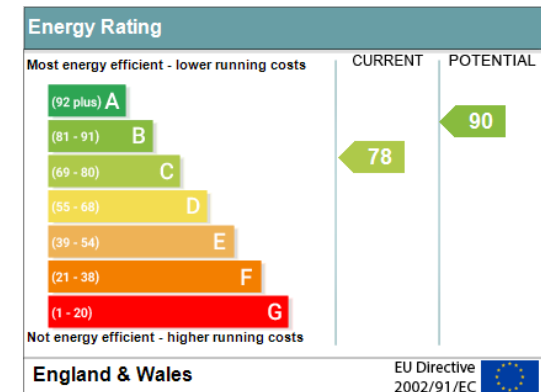


Grange Close, SO23

Approximate Gross Internal Area = 86.3 sq m / 930 sq ft



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Produced for Carter Jonas



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