

LITTLETON

Solomons Lane, Waltham Chase SO32 2LY

Asking price £950,000



WELLER
PATRICK



PROPERTY FEATURES

A detached property adjoining fields offering spacious accommodation and with extensive gardens and grounds

- Sitting room ● Study ● Kitchen ● Dining room ● Conservatory ● Cloakroom
- Four bedrooms ● bathroom ● Detached Garage ● Workshop ●

Gardens & grounds, total plot size approx. 1.6 acres



DESCRIPTION

Situated in a desirable location in this popular village is this detached four bedroom property with gardens and grounds extending to approximately 1.6 acres.

The property is a spacious individual home which would benefit from some updating. The accommodation on the ground floor includes a sitting room, dining room, study, large kitchen/breakfast room with utility and cloak-room. There is also a large conservatory. On the first floor are four bedrooms and a bathroom.

Outside the property is approached via a long driveway which provides ample parking and leads to the detached garage and large workshop.

The large gardens are well maintained and the grounds extend in all to approximately 1.6 acres. They include a meadow, a vegetable garden and a small wooded area at the rear of the plot.

The village of Waltham Chase is conveniently situated for access to the South Coast and major centres of Southampton, Winchester and Portsmouth. Motorway access can also be gained within an easy drive for the M3, M27 and the A3 M. Main line rail services are also accessible.

The historic country town of Bishops Waltham is close by and offers a range of shops and services from its traditional town centre. Primary schools are well represented locally and Swanmore Collage (secondary school) is within two miles.

Early viewing is recommended.

DIRECTIONS

From the roundabout in Bishops Waltham take the B2177 towards Waltham Chase. At the traffic lights in Waltham Chase proceed straight on then take the fifth turning on the left into Solomons Lane. The property can be found on the left hand side after a short distance.



LOCAL AUTHORITY AND SERVICES

Winchester City Council

Council tax band G

Mains gas, electricity and water. Main drainage

VIEWINGS By appointment through Weller Patrick.
Tel: 01489 893555

Particulars prepared 20th September 2023



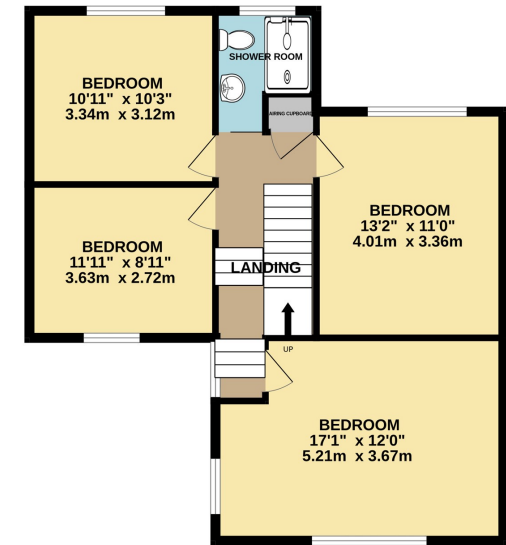
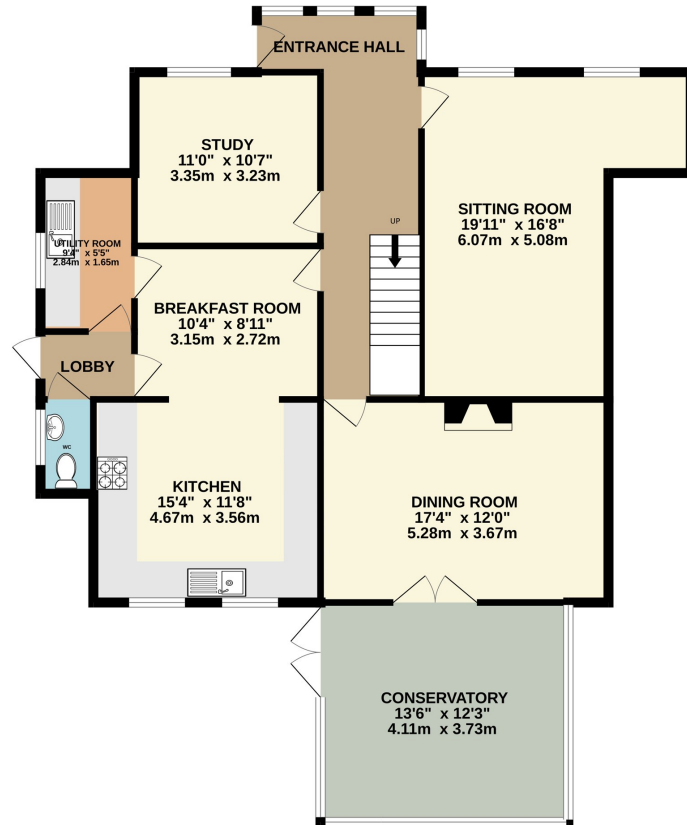


Littleton
 Solomons Lane
 Waltham Chase
 SO32 2LY



GROUND FLOOR

FIRST FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	
(69-80)	C	79
(55-68)	D	65
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

WWW.EPC4U.COM

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropix ©2023