



*Toby Gullick*

INDEPENDENT PROPERTY SPECIALIST

Brassey Road, Winchester, SO22 6SB

£725,000

3 1 2



This Charming and delightful Victorian house boasts character and period features, it offers fabulous light and airy ground floor accommodation. The welcoming hallway opens into a spacious sitting/dining room, which has a bay window to the front with fitted plantation shutters and a feature wood burning stove .The Modern kitchen is fitted with a range of contemporary white gloss base and eye level units, ceramic tiled flooring and has French doors that open onto the garden.

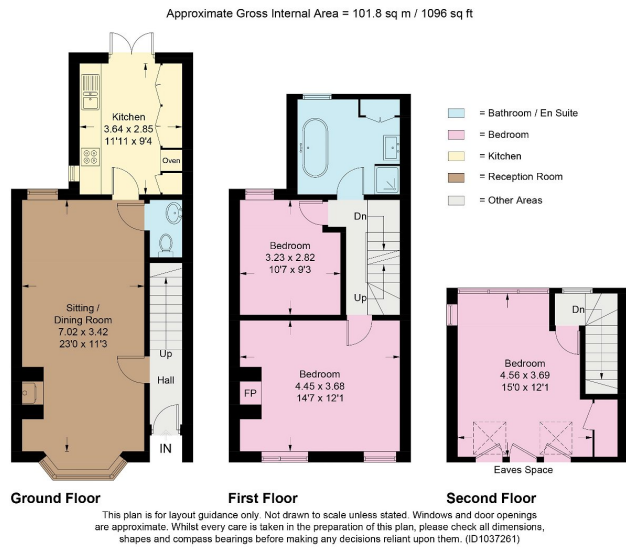
The first floor accommodates two double bedrooms and an attractive, large family bathroom, which has a four-piece suite with a freestanding elegant roll top bath and a sizable separate shower completes the first-floor accommodation. The loft accommodates the principal bedroom with appealing views over the grounds of Peter Symonds playing fields and has plenty of eave's storage.

The secluded rear garden is ideal for entertaining and at the rear has a useful garden store. The garden is enclosed by panelled fencing and a wall to the adjacent side where the current owner has created some beautiful artwork, there is also a gate providing side access.

Brassey Road is a highly desirable road within Fulflood, minutes from the mainline railway station and nurseries such as Lanterns Nursery School and Rotherley Day Nursery, as well as excellent local schools including The Westgate All-Through School, Western C of E Primary School, and Peter Symonds VI Form College. The City Centre with its bars, award-winning pubs and restaurants and a plethora of boutique shops, café bars, there is so much to enjoy in this City. Cultural and leisure facilities, a theatre, cinema, cosmopolitan High Street and renowned 'Square' are only a short walk away. Located close to central Winchester, the property is short walking distance to the City.

Steeped in history, Winchester is England's ancient Capital City and former seat of King Alfred the Great. This vibrant and wonderful City seamlessly combines grand old architecture with 21st century art, sculpture and world-class attractions which includes the magnificent Cathedral.





- Characterful and Period Features
- Entrance Hall
- Open Plan Sitting/Dining Room
- Private Rear Garden
- Permit Parking
- Semi Detached
- 3 Double Bedrooms
- Family Bathroom
- Sought After Location
- Catchment Area for Westgate and Western Primary Schools

