



GROVELANDS ROAD, WINCHESTER, SO22
£1,850 per month*

Carter Jonas

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A spacious and well presented semi-detached house within a short walk of Waitrose and the local shops, restaurants and Primary School in Weeke and a brisk walk/short drive to the station. There are lovely walks from the house onto the Clarendon Way.

The entrance hall gives access to a large open plan kitchen, living, dining room. The kitchen is well fitted with integrated appliances and there is a door to the rear garden. There are bifold doors across the back of the dining area onto the decking in the garden. There is a downstairs w.c.

Upstairs there are two double bedrooms and a single bedroom and a contemporary bathroom with a shower over the bath.

To the front of the property there is a drive with off street parking for a couple of cars, to the rear a large garden, mainly laid to lawn with side access and a useful shed.

Council Tax Band: D check with Winchester City Council for current charges

Offered for a minimum term of 12 months.

Mains water, gas, electricity and drainage.

For Internet and Broadband please check the Ofcom website.

Holding deposit equivalent to 1 week's rent = £426.00

Deposit is 5 weeks rent (£1,850 pcm = £2134.00deposit).

- Stunning open plan reception room
- Well fitted kitchen
- 3 bedrooms
- Contemporary bathroom
- Cloakroom
- Garden
- Off street parking
- EPC = C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		84
(81-91)	B		
(69-80)	C	73	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



Winchester Lettings 01962 876838
 winchester-residentiallettings@carterjonas.co.uk
 9a Jewry Street, Winchester, Hampshire, SO23 8RZ



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Classification L2 - Business Data

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