



EDWARD TERRACE

Sun Lane, Alresford, Hampshire, SO24 9LY

Carter Jonas

EDWARD TERRACE, SUN LANE, ALRESFORD, HAMPSHIRE, SO24 9LY

- 2 Bedrooms
- Kitchen / Dining Room
- Sitting Room / Study
- Bathroom
- West Facing Garden
- EPC Rating C

DESCRIPTION

The property has been sympathetically updated by the current owners to create a wonderfully warm and comfortable space with a perfect mix of modern convenience and period charm. The entrance door opens to the inner hall with stairs rising to first floor. Having both reception rooms knocked through allows the light to transcend throughout the space with an inset log burning stove with slate hearth and oak mantle, understairs storage, and door through to open plan kitchen/breakfast/family room. This is fitted with a range of units, provision and space for appliances with bifold doors opening onto the rear garden. On the first floor there are two spacious bedrooms with built in wardrobes, and full bathroom suite with freestanding roll top ball & claw bath, enclosed double shower cubicle with low profile tray and glazed enclosure.

OUTSIDE

There is a small courtyard to the front of the property, whilst the rear garden has a patio terrace, planted borders and an area laid to lawn with rear pedestrian access, a further vegetable garden with greenhouse.

A STUNNING EXAMPLE OF AN EDWARDIAN TERRACE JUST A SHORT WALK FROM THE TOWN CENTRE WITH AN ARRAY OF INDEPENDENT RETAILERS, SMALL SUPERMARKETS, CHURCH, SCHOOLS AND HOTEL



ADDITIONAL INFORMATION

Tenure: Freehold

Services: Mains electricity, water, gas and drainage.
Electric 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: Band D

Viewing: Strictly by appointment through the agent.
Carter Jonas, 01962 842742

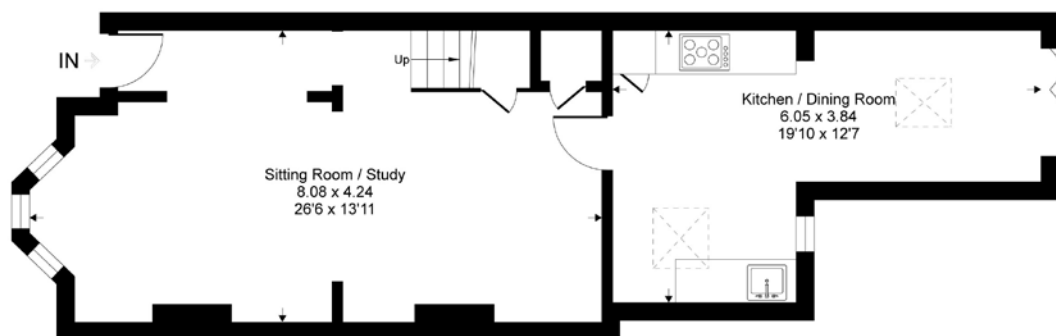


Sun Lane, SO24

Approximate Gross Internal Area = 90.3 sq m / 973 sq ft



First Floor



Ground Floor

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Produced for Carter Jonas



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		85
(69-80) C	74	
(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	

IMPORTANT INFORMATION

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