



5 NELSON CLOSE

Stockbridge, Hampshire, SO20 6ES

Carter Jonas

5 NELSON CLOSE, STOCKBRIDGE, HAMPSHIRE, SO20 6ES

- Three bedrooms
- Sitting room
- Dining room
- Kitchen
- Family bathroom
- EPC rating D

DESCRIPTION

The entrance hall provides access to the principal living areas and a useful cloakroom/wc. To the front of the property is an open plan sitting/dining room, enhanced by a curved bay window. The dining room offers a comfortable space for family dining with sliding patio doors leading to the garden, with direct access to the kitchen. The kitchen is arranged to maximise both storage and worktop space, with room for essential appliances and access to the rear of the property and there is a useful sun room.

The first floor hosts three well-proportioned bedrooms, making the property ideal for families or those requiring flexible home-working space. The accommodation is completed by a family bathroom, positioned conveniently off the landing.

OUTSIDE

The south facing rear garden is enclosed and private, featuring a paved patio area ideal for outdoor seating, with established shrubs and trees providing screening and a gate leads out to the footpath, providing access to Stockbridge Common Marsh, a 168-acre area offering a delightful riverside walk.

A WELL-PROPORTIONED THREE-BEDROOM HOME OFFERING AROUND 1,205 SQ FT, SET WITHIN A RESIDENTIAL CLOSE IN THE GEORGIAN MARKET TOWN OF STOCKBRIDGE.



LOCATION

Stockbridge is a Georgian market town in the heart of the Test Valley, and is known for its idyllic setting and rich history. Stockbridge's main thoroughfare, the High Street, is lined with quaint shops, boutiques, and eateries. The town is home to several historic buildings, including St. Peter's Church, a stunning medieval church with unique architectural features. With many country pursuits on the doorstep from fishing on the River Test, a renowned chalk stream famous for its clear waters and abundant wildlife, to walking the Clarendon Way and Test Way there are many recreational activities on offer. For a wider range of facilities the historic cathedral city of Winchester is about 8 miles away. Communication links are accessible in the form of rail links into London Waterloo via nearby Grateley and Winchester. The A303 offers access to the West Country and to London via the M3 whilst the A34 links to the south coast or the north. Stockbridge has both a primary and a secondary school with Peter Symonds Sixth Form College at Winchester. Independent preparatory schools include Prince's Mead, Pilgrim's, Twyford, Embley and Farleigh, with Winchester College and St Swithun's in Winchester.

ADDITIONAL INFORMATION

Tenure: Freehold

Services: Mains electricity, water and drainage. Oil heating.

Local Authority: Test Valley Borough Council

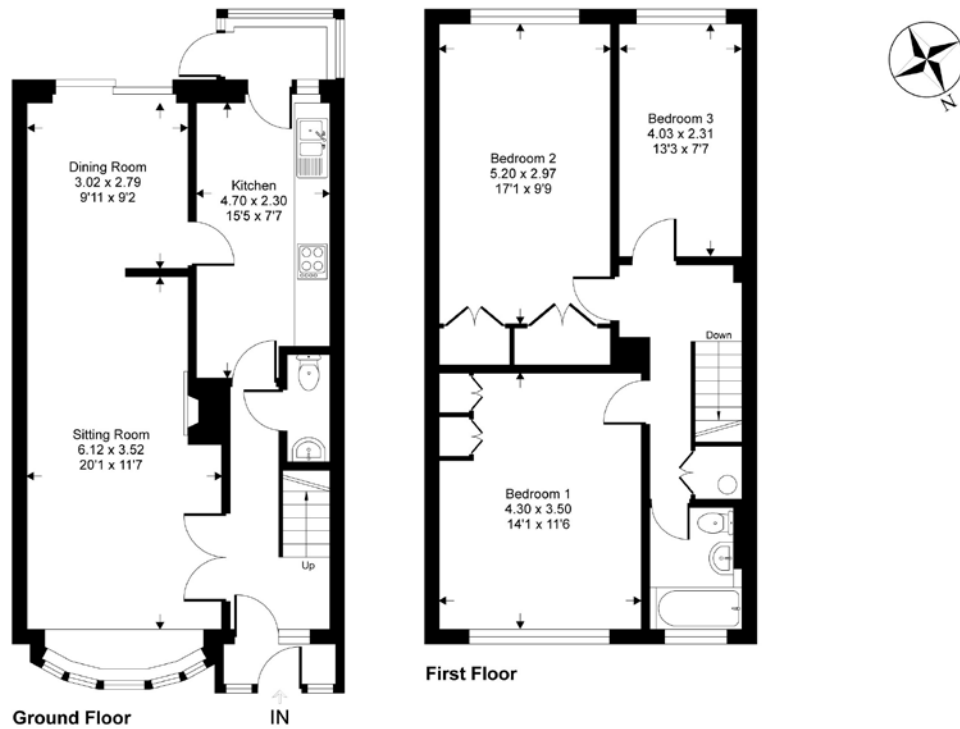
Council Tax: Band E

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

Viewings: Strictly by appointment through the agent



Nelson Close, S020
 Approximate Gross Internal Area = 112 sq m / 1205 sq ft



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 Produced for Carter Jonas



Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

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