



North Walls, Winchester, Hampshire, SO23 8DB

Winkworth

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Fantastic One Bedroom Ground and Basement Level Duplex Apartment Close to City Centre

A fantastic, one bedroom, ground and basement level duplex apartment in a converted Victorian house, superbly positioned within very easy reach of the mainline railway station and city centre. The apartment has bright, spacious rooms which are complemented by a pleasing contemporary décor.

A covered porch leads through to a communal hall (accessing only the one other property on the first floor), with private door through to the apartment itself. The generous sitting room is situated in the centre of the property and is lovely and light courtesy of a large window to the rear.

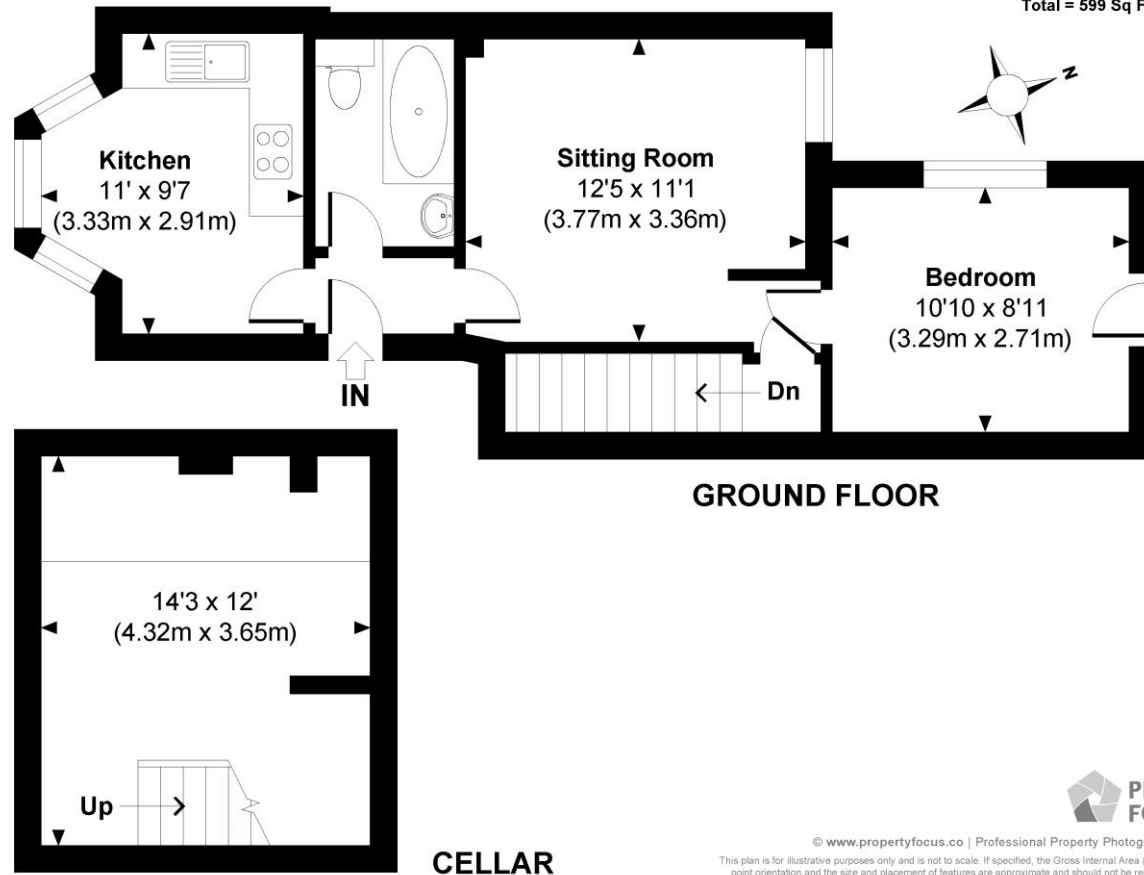
The well-appointed kitchen has a lovely bay window to the front and space for a table and chairs as well as appliances. The double bedroom lies to the rear with a window to the side and a door opening out onto the patio area. The bathroom with bath and shower over completes the accommodation on this level. Stairs lead down to a basement room which provides further flexible space.

Permit parking is available.



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North Walls
Approximate Gross Internal Area
Total = 599 Sq Ft / 55.68 Sq M



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This plan is for illustrative purposes only and is not to scale. If specified, the Gross Internal Area (GIA), dimensions, North point orientation and the size and placement of features are approximate and should not be relied on as a statement of fact. No guarantee is given for the GIA and no responsibility is taken for any error, omission or misrepresentation.

Directions

From our offices turn left into High Street, then left into Trafalgar Street and left again into St Clement Street. At the end of the road turn left into Southgate Street. Turn right at the traffic lights and follow the road round to the left onto Jewry Street. At the next set of lights turn right onto North Walls. The property can be found on the left-hand side.

Location

North Walls is superbly positioned for the mainline railway station (links to London Waterloo in approximately 55 minutes), and city with its high street shops, boutiques, library, coffee shops, public houses, restaurants, theatre, cinema, museums and, of course, the city's historic cathedral. The M3 and A34 are easily accessible from this location.

Tenure: Leasehold – expires in 2178

Service Charge: £1900 per annum approximately - to include buildings insurance, sinking fund, anticipated maintenance on the property, contingency fund, management fee and emergency callout.

Services

Mains gas, electricity, water and drainage

Winchester City Council

Council tax band: B

EPC rating: C

Viewings

Strictly by appointment with Winkworth Winchester Office

Winkworth.co.uk/winchester

Winkworth Winchester

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Winkworth

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