



## 3 STABLE YARD

Longwood Estate, Owslebury, Hampshire, SO21 1LB

TO LET  
£2,000 PCM

BCM

# 3 Stable Yard

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Winchester 6 miles | Alresford 6.5 miles | Southampton 13 miles | London Waterloo from Winchester Station 1 hour | Mileages and times approximate

Spacious 3 bedroom cottage presented in excellent condition, set in a peaceful rural location

## THE PROPERTY

A modernised three bedroom, semi detached cottage, situated on the very popular Longwood Estate, offering ideal accommodation for a professional couple or family who enjoy rural living.

The property comprises a spacious hallway, sitting room with double doors leading out onto private lawned garden. Bright kitchen / breakfast room with space for white goods. Dining area with wood burner. Door providing access out to garden.

Upstairs is the master bedroom with ensuite shower room. Spacious landing with windows providing lovely views of the surrounding countryside. Two further double bedrooms and family bathroom with shower over bath.

Outside is an enclosed garden, allocated parking for 2 cars, and woodshed.

## ADDITIONAL INFORMATION

### Services

Private water and drainage £30 per month  
Water supplied from bore hole  
Oil central heating  
Mains electricity Superfast rural

broadband available

Mobile coverage limited without booster

Local Authority

Winchester City Council, band C

EPC

E 47

Pets

Considered, rent may vary

Deposits

Holding deposit £461

Total deposit £2,307

Directions

From Winchester join Bar End B3330. At the roundabout, take the 1st exit onto A31, continue on A31, then turn left onto Morestead Rd. After approximately 5 miles turn left onto Longwood Rd. Continue for approximately 2 miles. Turn right onto the Estate grounds (indicated by the gate lodge). Continue along the lane, and at the cross road continue straight on. Stable Yard Cottages are on the right.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>82</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>47</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

## WINCHESTER

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