



DAIRY COTTAGE

North Street, Bishop's Sutton, Winchester, Hampshire, SO24 0AT

TO LET

£3,250 Per Month

BCM

Dairy Cottage

North Street, Bishop's Sutton, Winchester, Hampshire, SO24 0AT

Alresford 1.6 miles | Winchester 8.6 miles | Alton 9.7 miles | London Waterloo from Winchester station 60 minutes | Mileage and times approximate

A charming, well presented 4-bedroom detached farmhouse located on the edge of this popular village, close to Alresford

THE PROPERTY

Dairy Cottage provides generous accommodation which is ideal for a family home. One of the main features of the house is the stunning, kitchen, dining and living room which is a large and bright room with triple doors opening out onto the garden and terrace.

There is a good entrance hall, playroom and sitting room with feature original red brick floor and woodburning stove. There is a double bedroom and a well fitted bath, shower and utility room.

On the first floor are three good size bedrooms, two of which have built in storage, and a large family bath and shower room.

The garden, which features a terrace area and lawns, is a good size and ideal for a family home. There is ample off-street parking to the front as well as a garage and useful additional store.

Dairy Cottage enjoys a rural location, with beautiful views across the water meadows, yet is a short walk from the village of Bishops Sutton.

ADDITIONAL INFORMATION

Services
Private water and drainage - cost of £30 per month
Heating - oil fired central heating

EPC
E 50

Deposits
Holding deposit £750
Security deposit £3,750

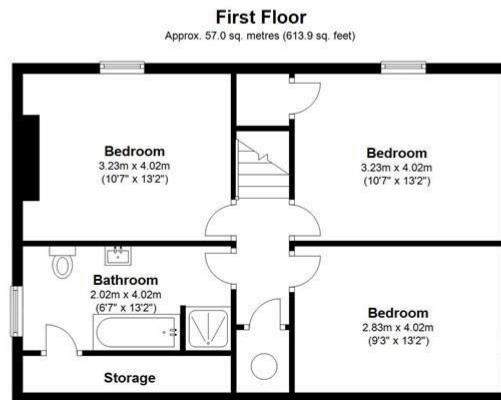
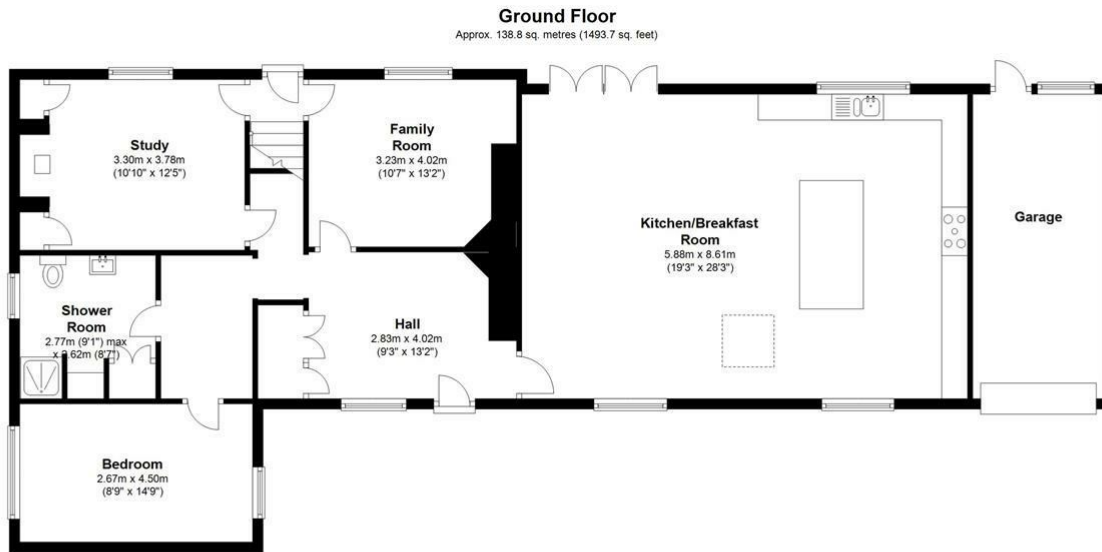
Connections
Superfast Broadband available (Ofcom)
Good mobile coverage with O2 and EE (Ofcom)

Local authority
Winchester City Council - Band F

Pets
Well behaved pet considered

Directions
From Alresford, head west towards Bishops Sutton. Once in the village, turn left up Church Lane which is in front of The Ship pub. Follow this road and over the bridge. Take the next right on North Street and the cottage is on your right





Total area: approx. 195.8 sq. metres (2107.6 sq. feet)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			75
(55-68) D			
(39-54) E		50	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

WINCHESTER

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