



Fairfield Road, Fulflood, Winchester, SO22 6SG

Winkworth



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Handsome, Substantial Family Home with Abundant Period Charm

This attractive end-terrace home is a superb choice for those who appreciate Victorian character blended with bright, practical, and well-presented family accommodation. Ideally situated for Winchester's mainline station, well-regarded local schools, nurseries, and the outstanding Peter Symonds Sixth Form College, it offers both convenience and charm. With over 1,800 sq. ft. of living space, including four bedrooms, two bathrooms, two elegant reception rooms, and a kitchen/breakfast room, the property provides generous space for family life.

The accommodation is well-balanced as it stands, yet there remains scope to extend the kitchen into the side return if desired. A welcoming hallway leads to an elegant front sitting room, complete with a large bay window fitted with double-glazed wooden sashes, decorative corning, a period fireplace, and stripped wooden flooring. Beyond lies the dining room, which also enjoys a character fireplace and a sash window overlooking the garden. Towards the rear, a useful storage cupboard, cloakroom with new boiler, and a spacious kitchen/breakfast room create a practical hub of the home. The kitchen is fitted with a fridge-freezer, dishwasher, and a range of units, while double patio doors, flanked by windows, open directly onto the garden.

On the first floor, the principal double bedroom spans the width of the house, featuring a striking period fireplace, bay window, and built-in wardrobes. A further double bedroom, also with fireplace, sits alongside, while bedroom four is currently used as a study. These rooms are served by a family bathroom with both bath and separate shower. The staircase continues to a beautifully converted attic level, where the expansive principal suite boasts a Juliet balcony with rooftop views over Fulflood, a sleek en-suite shower room, fitted wardrobes, eaves storage, and excellent natural light from both a Velux window and the balcony doors.

Outside, the rear south-facing garden is neatly arranged, with a paved patio directly outside the kitchen and a lawn beyond. A good-sized garden shed sits at the far end. The front garden is bordered by a low wall and features a tiled path leading to the front door, while a side passage allows access to the rear garden. On-street permit parking is available.



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Directions

From our office in Southgate Street turn left into the High Street taking the second exit at the roundabout into Upper High Street. Take the next left over the railway bridge and right at the roundabout into St. Pauls Hill. Go straight over the next roundabout onto Stockbridge Road and Fairfield Road is the first road on the right. The property can be found on the right-hand side.

Situation

Fairfield Road is superbly positioned for easy access to 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 house is situated in the catchment for good local schools including Western Primary and Westgate Secondary and is close to Peter Symonds College and its grounds. The road itself is very desirable, being populated with some of the more substantial period houses available to Winchester buyers.

PROPERTY INFORMATION:

COUNCIL TAX: Band F, Winchester City Council.

SERVICES: Mains Gas, Electricity, Water & Drainage

BROADBAND: Full Fibre Broadband Available. Checked on Openreach July 2025

OBILE SIGNAL: Coverage With Certain Providers.

HEATING: Mains Gas Central Heating.

TENURE: Freehold.

EPC RATING: E

PARKING: Permit Parking.

Viewings

Strictly by appointment with Winkworth Winchester Office

[Winkworth.co.uk/winchester](https://www.winkworth.co.uk/winchester)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

Winkworth Winchester

2 Black Swan Buildings, Southgate Street, Winchester, SO23 9DT
01962 866 777 | winchester@winkworth.co.uk

Winkworth Country House Department

11 Berkeley Street, Mayfair, London, W1J 8DS
020 7871 0589 | countryhouse@winkworth.co.uk

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