



Egbert Road, Winchester, Hampshire, SO23

**£1800 per month**

\*THREE DOUBLE BEDROOMS \*PERIOD FEATURES \*MODERN BATHROOM \*EXTENDED KITCHEN \*RARELY AVAILABLE ROAD IN HYDE

**Winkworth**

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## DESCRIPTION

This attractive period home is situated in Hyde, which is popular due to its proximity to Winchester City centre yet retains a village-like atmosphere. Just minutes walk to the train station and the amenities of the city and also the leisure centre with pool and gym.

The accommodation comprises entrance hall leading to a living room off to the left hand side. This room has an log burner and fitted shelving and cupboards on each side of the chimney breast.

The second reception room is currently used as a dining room with a feature fire place and window looking over the garden.

The kitchen has been extended with fitted appliances and benefits from views over the rear garden.

On the first floor are two double bedrooms, the master has three windows overlooking the front aspect (making this a very light and airy room) and a good size bathroom with a separate shower and underfloor heating.

There is a further double bedroom on the second floor with eaves storage and two skylight windows.

Call now to book a viewing.

## LOCAL AUTHORITY

Winchester City Council

## COUNCIL TAX BAND

E

## SERVICES

Mains gas, electricity, water & drainage



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		63
(39-54) <b>E</b>	49	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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