



Tower Street, Winchester, Hampshire, SO23 8TA

Winkworth



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Elegant Georgian Townhouse in the Heart of Winchester

Rarely available, a handsome Grade II Listed Georgian townhouse of pleasing proportions, very conveniently positioned in the heart of the city. The house is wonderfully presented in a colour scheme appropriate to its age and demonstrates many of the features and all the character one would hope for in a house of this era. Tower Street is only moments away from the city centre and despite its central position the house is excellently placed on a relatively quiet road.

Stone steps rise to the front door, which is positioned beneath an elegant original porch, giving access to the upper ground floor accommodation which comprises of a large, elegant sitting room with useful study area at one end. This appealing open plan room has sash windows at both ends, original cornicing, beautifully detailed ceiling, recessed spotlighting and a lovely fireplace as a centrepiece, with built in cupboards and bookshelves along one side. There is a cloakroom on this floor and the back door which gives access to the rear parking area.

Stairs led down to the lower ground floor where the kitchen, newly fitted in 2022, has ample units, a large central island, integrated appliances including twin Meile ovens (installed in 2024) and a KitchenAid gas hob, while a range cooker is positioned opposite. The kitchen is a high-spec Nolte Kitchen, installed as part of the 2022 remodel. Leading from the kitchen is the dining room with period fireplace, and there is a further study area near the stairs on this floor. The whole of this level is served by under-floor heating, and there are sash windows at each end.

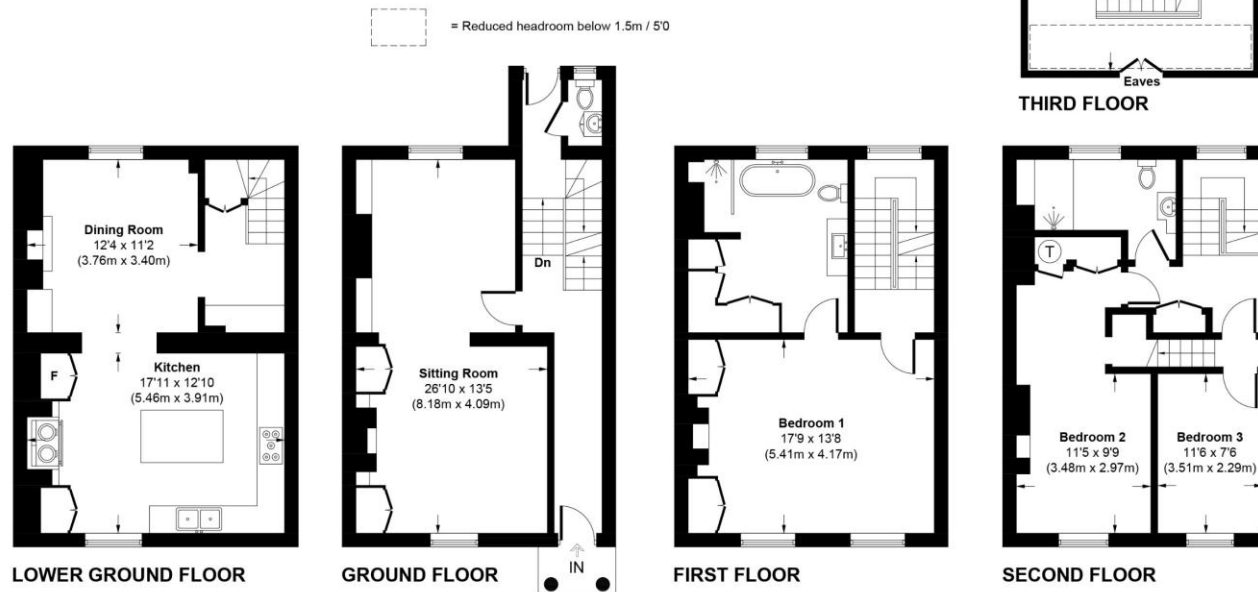
The luxurious master suite covers the entire first floor and includes a large bedroom with fitted cupboards on either side of the period fireplace, stripped wooden floorboards and two beautiful sash windows. The generously proportioned bathroom was remodelled in 2022 and boasts a dressing area, hand basin mounted in a vanity unit, w.c., cast iron rolltop bath and a walk-in shower. Stairs rise to the second floor where there are two further bedrooms and a newly renovated family bathroom, also completed in 2022, all with sash windows. Stairs rise to an attic room located on the third floor.

The outside area is mostly at the front of the house where the pretty courtyard garden can be found, with flower beds surrounding a seating area, and a trellised fence providing a good level of privacy. At the rear of the house is a small, raised patio area and steps leading down to off road parking.



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Approximate Gross Internal Area = 2161 Sq Ft / 200.8 Sq M



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.

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Directions

From our office on Winchester High Street, head west on High Street towards Staple Gardens. Then, turn right onto Tower Street and continue for 0.2 miles. The destination will be on the left.

Location

Located in the heart of Winchester, Tower Street is just 0.3 miles from Winchester Train Station and a two-minute walk to the High Street, offering easy access to shops, restaurants, cafés, and cultural landmarks including Winchester Cathedral and the Theatre Royal. The area benefits from excellent local amenities and falls within the catchment of highly regarded schools such as St Bede Primary, Western Primary, and The Westgate School, with Peter Symonds College also nearby. Green spaces like Oram's Arbour and Winnall Moors Nature Reserve are close by, and road links via the M3 and A34 make this a well-connected and sought-after location.

PROPERTY INFORMATION:

COUNCIL TAX: Band E, Winchester City Council.

SERVICES: Mains Gas, Electricity, Water & Drainage

BROADBAND: Fibre to the Cabinet, Broadband Available.

Checked on Openreach July 2025

MOBILE SIGNAL: Coverage With Certain Providers.

HEATING: Mains Gas Central Heating.

TENURE: Freehold.

EPC RATING: F

PARKING: Off-street parking.

Viewings

Strictly by appointment with Winkworth Winchester Office

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

Winkworth Winchester

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