



# Ground floor property

7A The Soke, Alresford, Hampshire SO24 9DB

Leasehold



Sitting/dining room • Kitchen • Inner hallway • Bedroom  
• Shower room with walk-in shower • Off-street parking  
• EPC = D

### Situation

The market town of Alresford offers a comprehensive range of facilities to suit day to day needs and has an attractive Georgian main street. The surrounding countryside is superb for rural pursuits such as riding and walking. The city of Winchester lies approximately 8 miles away and offers a comprehensive range of facilities with some excellent educational establishments and great links to London.

### Description

7A The Soke is located at the heart of Alresford at the bottom end of Broad Street. The property comes with one bedroom, en suite shower room with walk-in shower, a sitting/dining room and kitchen and provides a real opportunity for someone looking to be at the heart of things in this vibrant location with amenities to hand. The added advantage of a parking space makes this a particularly practical opportunity and the high ceilings give a real feeling of space.

### Accommodation

See floor plans

### Tenure

Leasehold (120 years remaining). Share of the freehold.

### Services

Mains water, drainage and electricity.

### Outgoings

Council Tax – Band B

### Post Code

SO24 9DB

### Local Authority

Winchester City Council

### Directions

7A The Soke will be found at the bottom of Broad Street on the left-hand side, almost opposite The Globe pub.

### Energy Performance

A copy of the full Energy Performance Certificate is available upon request.

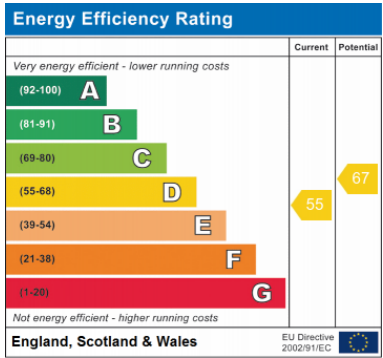
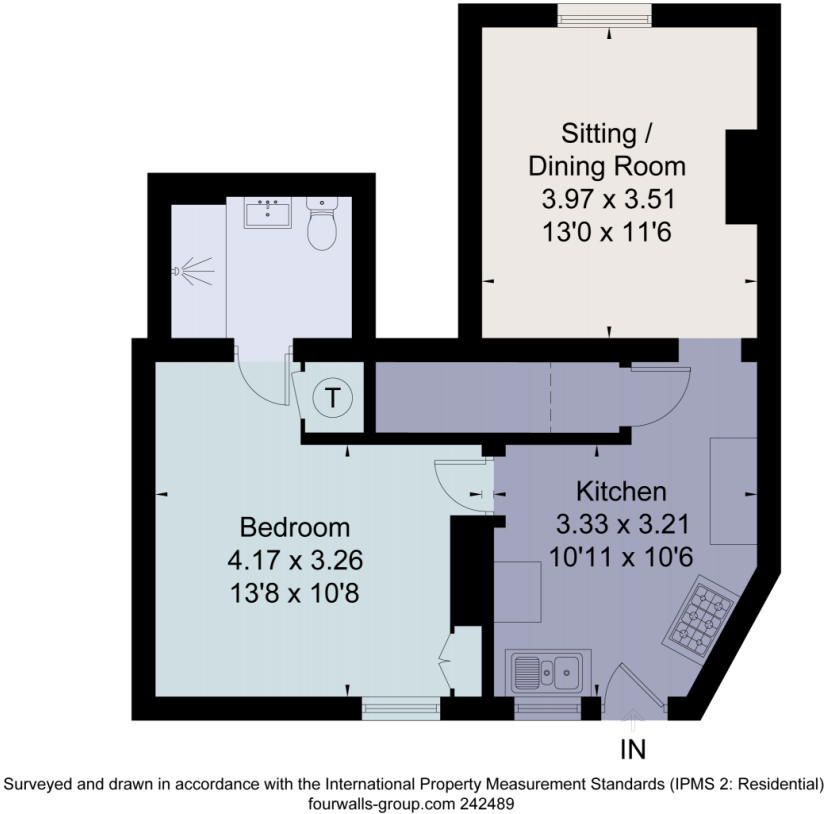
### Viewing

Strictly by appointment with Savills.





Approximate Area = 51.6 sq m / 555 sq ft  
Including Limited Use Area (2.0 sq m / 21 sq ft)  
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