

MARWOOD

FARLEY STREET • NETHER WALLOP • STOCKBRIDGE • HAMPSHIRE



savills

MARWOOD

FARLEY STREET • NETHER WALLOP
STOCKBRIDGE • HAMPSHIRE
SO20 8EQ

A SUBSTANTIAL CHALET
STYLE PROPERTY SITUATED
IN 5.4 ACRES IN THIS
POPULAR TEST VALLEY
VILLAGE

ACCOMMODATION

Drawing room • Dining room • Office
Kitchen/breakfast room
Conservatory • Utility • Cloakroom

6 bedrooms • 2 bathrooms • Shower room

Garage with adjoining barn

In all about 5.44 acres

EPC = F

The Savills logo, featuring the word "savills" in a red, lowercase, sans-serif font on a yellow rectangular background.

Savills Winchester

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SITUATION

Nether Wallop is located in the popular Test Valley and is a thriving village community comprising a number of predominantly period properties. There is a local Anglo-Saxon church, primary school, village hall and a nearby garage with general store. The neighbouring village of Stockbridge is picturesque and popular with a variety of local shops, galleries and interesting boutiques. In addition it has an excellent range of restaurants and public houses, and also first class local amenities including a church, doctor's surgery and both primary and secondary schools. There is also good access to both cathedral cities of Winchester and Salisbury and easy access to Andover, Southampton and Romsey. Communications are excellent, with the M3 (J9) being approximately 14 miles away connecting with the A34 northbound to the Midlands and the A30 connecting to the A303 providing fast access to the south-west.





DESCRIPTION

Marwood is a substantial family house in need of modernisation and redevelopment, situated on grounds of 5.44 acres in this popular Test Valley village. The generous site the property is located on may provide further opportunities for development, subject to necessary planning permissions and consents.

The house, which offers six bedroom accommodation over two floors extends to over 3200 sq. ft. with views over its own land to the south-west and also potentially views over its paddocks to the rear. The existing accommodation is well-proportioned, however as noted, it does require some significant refurbishment.

In addition to the main house is a large garage with adjoining barn/workshop which again may provide some opportunity for redevelopment.

The gardens are good size with a long driveway leading up from the village lane to a parking and turning area to the rear of the house. The gardens are mature and the garden curtilage extends to approximately 1.5 acres. Beyond the gardens there is a large area of paddock of about 3.94 acres and on the boundary between the gardens and the paddock a footpath runs through the property.

ACCOMMODATION

See floor plans.

TENURE

Freehold.

SERVICES

Mains water and electricity. Private drainage. Oil-fired central heating.

OUTGOINGS

Council Tax – Band G.

POSTCODE

SO20 8EQ

LOCAL AUTHORITY

Test Valley Borough Council.

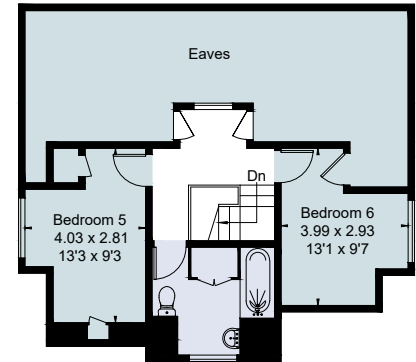
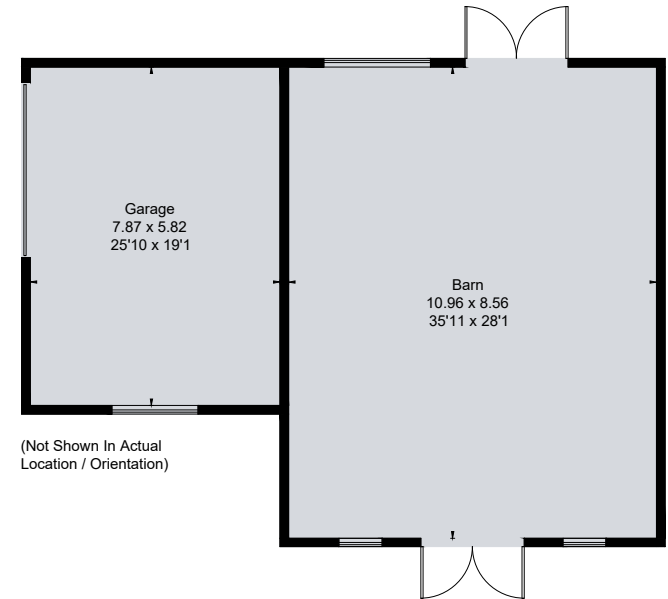
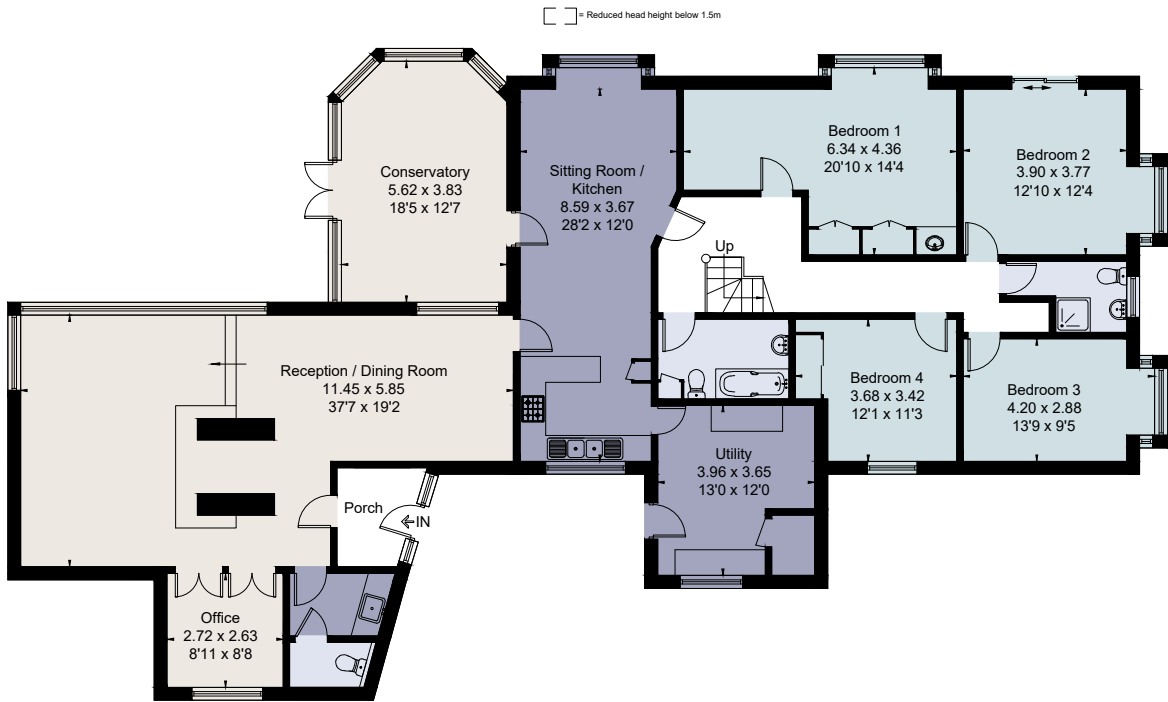
ENERGY PERFORMANCE

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

VIEWING

Strictly by appointment with Savills.

Approximate Area = 300.2 sq m / 3231 sq ft (Including Eaves)
Garage = 45.8 sq m / 493 sq ft
Barn = 93.6 sq m / 1007 sq ft
Total = 439.6 sq m / 4731 sq ft
Including Limited Use Area (27.4 sq m / 295 sq ft)



First Floor

Important Notice

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