



38 GARBETT ROAD
Winchester, Hampshire, SO23 0NX

Carter Jonas

38 GARBETT ROAD, WINCHESTER, HAMPSHIRE, SO23 0NX

- Kitchen
- Sitting / Dining room
- Three bedrooms
- Bathroom
- Versatile store room
- Neatly maintained garden
- EPC rating D

DESCRIPTION

This well-proportioned three-bedroom home offers approximately 906 sq ft (84.2 sq m) of internal space over two floors. The ground floor features a spacious open-plan dining and sitting room, a galley kitchen, and a versatile store room that could be adapted for utility or office use. Upstairs, there are three bedrooms - two doubles and a third ideal for a child's room or study - alongside a family bathroom. The layout is practical and family-friendly, with a good flow between living spaces and potential for personalisation.

OUTSIDE

The garden is a lovely outdoor space featuring a well-kept lawn with a central tree, bordered by a paved pathway and enclosed by wooden fencing, while mature plants along the edges create a green setting ideal for relaxing or entertaining.

THREE-BEDROOM HOME IN WINCHESTER OFFERING GENEROUS LIVING AREAS, A WELL-KEPT GARDEN, AND EASY ACCESS TO LOCAL AMENITIES.



LOCATION

Located in the Winnall district of Winchester, Garbett Road is a residential street within easy reach of the city centre. The area is part of the St Bartholomew ward, known for its mix of family homes and community amenities. It offers convenient access to transport links, including Winchester Railway Station (0.8 miles), which provides direct services to London and the South Coast. Nearby schools include Winnall Primary School just 0.1 miles away, All Saints C of E Primary and St Bede C of E Primary both around 0.5 miles, St Faith's C of E Primary at 1.3 miles, and The Westgate School (all-through) and Henry Beaufort School (secondary) at 1.3 and 1.7 miles respectively. Independent options nearby include The Pilgrims' School and Winchester College, both within 0.7 miles

ADDITIONAL INFORMATION

Tenure: Freehold

Services: Mains gas, electricity, water and drainage.

Broadband: Fibre to the Cabinet (FTTC). For internet and mobile services check Ofcom's website.

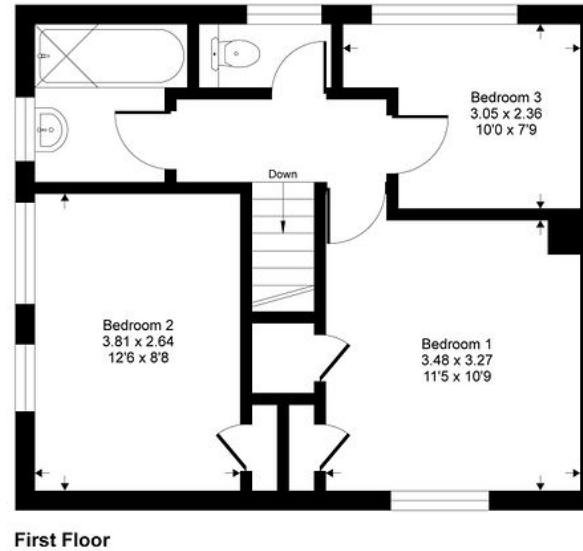
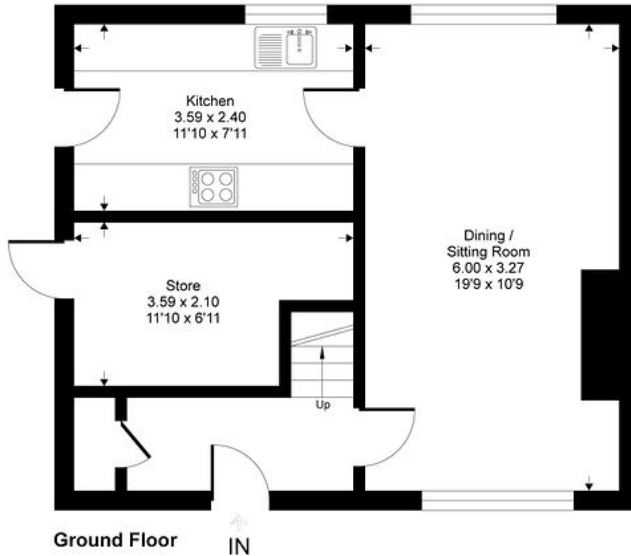
Local Authority: Winchester City Council

Council Tax: Band C

Viewings: Strictly by appointment with Carter Jonas, 01962 842742.



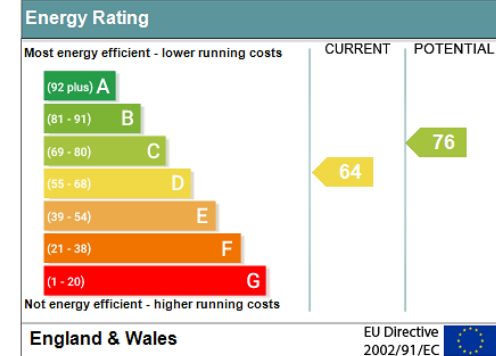
Garbett Road, SO23
Approximate Gross Internal Area = 84.2 sq m / 906 sq ft



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Produced for Carter Jonas



Address: 38 Garbett Road, WINCHESTER, SO23 0NX
RRN: 9505-3955-1200-2585-4200



IMPORTANT INFORMATION

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