



THE SQUARE, WINCHESTER, SO23

£1,600 per month*

Carter Jonas

Stunning two-bedroom, 1st floor city centre apartment which has been finished to an extremely high specification and boasting cathedral views. Benefits from secure entrance and a private roof terrace.

Stunning interior-designed two-bedroom city centre apartment with a private roof terrace and Cathedral views, finished to an exceptional standard.

Recently refurbished throughout, featuring a stylish open-plan living space with feature fireplace and a fully fitted kitchen with integrated Miele and Bosch appliances.

Principal double bedroom with built-in wardrobe and French doors opening onto a large private decked terrace. Second bedroom/study with fitted storage, and a contemporary shower room.

Further benefits include designer finishes, smart TV systems, Bang & Olufsen audio, cast iron radiators, gas combi boiler, double glazing, and acoustic insulation. Secure entrance with video intercom, conveniently located in the heart of the city.

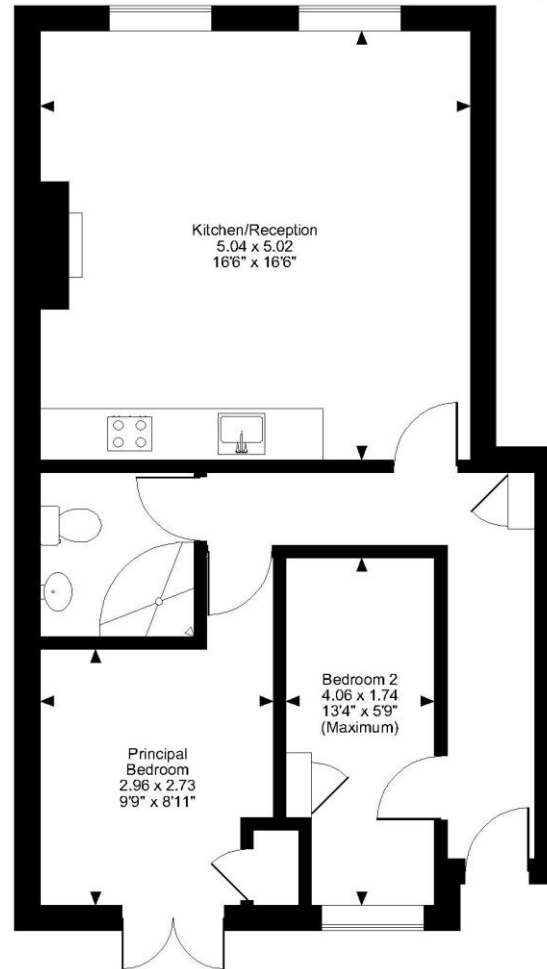
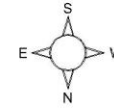
Council Tax Band - C (Winchester City Council), EPC – C, Mains water & electricity. Gas central heating. For Internet and Broadband please check the Ofcom website.

At a rent of £1,600.00 per calendar month: Holding deposit of 1 week's rent £369.00, Security deposit of 5 weeks rent £1,846.00.

- Council Tax Band = C
- Deposit Required = £1,846.00
- 2 Bedrooms
- 1 Reception Room
- 1 Bathroom
- Unfurnished
- Apartment
- Roof Terrace
- EPC = C

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	77	77
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

The Square, Winchester
Approximate Gross Internal Area
590 sq ft / 55 sq m



First Floor Flat

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE
The position & size of doors, windows, appliances and other features are approximate only.
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