



Linnets Barn Wintershill, Durley - SO32 2AH
OIEO £800,000

WHITE & GUARD

Linnets Barn Wintershill

Durley, Southampton

INTRODUCTION

Located in the peaceful Hampshire countryside, Linnets Barn presents a rare opportunity to embrace a lifestyle defined by space, flexibility and family living. Occupying approximately 0.35 acres of beautifully maintained grounds, this charming four-bedroom detached home combines character, comfort and versatility in equal measure. At the heart of the property is a welcoming family home, complemented by an exceptional detached barn offering independent accommodation, ideal for multi-generational living, a home business, guest suites, creative pursuits or a private work-from-home environment. With generous parking, established gardens and a wealth of adaptable living space, Linnets Barn is perfectly suited to families seeking a forever home that can evolve with their changing needs.

LOCATION

Situated within the desirable Hamlet of Wintershill, neighbouring Durley, Linnets Barn enjoys the best of both worlds; a tranquil semi-rural setting surrounded by open countryside, yet with excellent connectivity to nearby towns and amenities. Families will appreciate the sense of community, access to well-regarded schools and an abundance of outdoor pursuits right on the doorstep. The nearby market town of Bishops Waltham offers an attractive selection of independent shops, cafés and everyday conveniences, while Winchester and Southampton provide extensive shopping, leisure and transport links. Whether it's countryside walks, cycling routes, family days out or an easy commute, this location delivers a lifestyle that effortlessly balances rural charm with modern convenience.

- EPC RATING C
- WINCHESTER COUNCIL BAND F
- FREEHOLD





INSIDE

Designed with family life in mind, the main house offers a wonderful flow of accommodation. The spacious dual-aspect sitting room is a warm and inviting space, centred around a characterful log-burning stove, creating the perfect setting for cosy evenings and family gatherings throughout the seasons.

A generous dining room provides the ideal backdrop for entertaining, celebrations and everyday family meals, seamlessly connecting to the farmhouse-style kitchen. Complete with a traditional Aga, the kitchen serves as the heart of the home; a place where family and friends naturally come together.

Upstairs, four well-proportioned bedrooms provide comfortable accommodation for growing families, complemented by a contemporary shower room.

Adding a remarkable dimension to the property is the detached barn. The ground floor offers spacious open-plan living accommodation with a kitchenette and shower room, while the first-floor loft room, accessed via an external staircase, provides further versatile space. Whether utilised as guest accommodation, a teenager's retreat, home office, studio or hobby room, the barn creates endless possibilities for modern family living.

OUTSIDE

The grounds at Linnets Barn are equally impressive, offering a private and beautifully maintained environment in which to relax, entertain and enjoy the outdoors. A large frontage provides parking for numerous vehicles, making it ideal for visiting family and friends.

To the rear, expansive lawns framed by mature hedging create a safe and secluded space for children to play, pets to roam and families to enjoy outdoor living throughout the year. A decked seating terrace extends from the oak frame barn accommodation, providing a wonderful spot for morning coffee, summer entertaining or simply taking in the views across the garden.

Additional patio areas offer further opportunities for al fresco dining, while practical features including an external WC enhance the functionality of the outdoor space.



SERVICES:

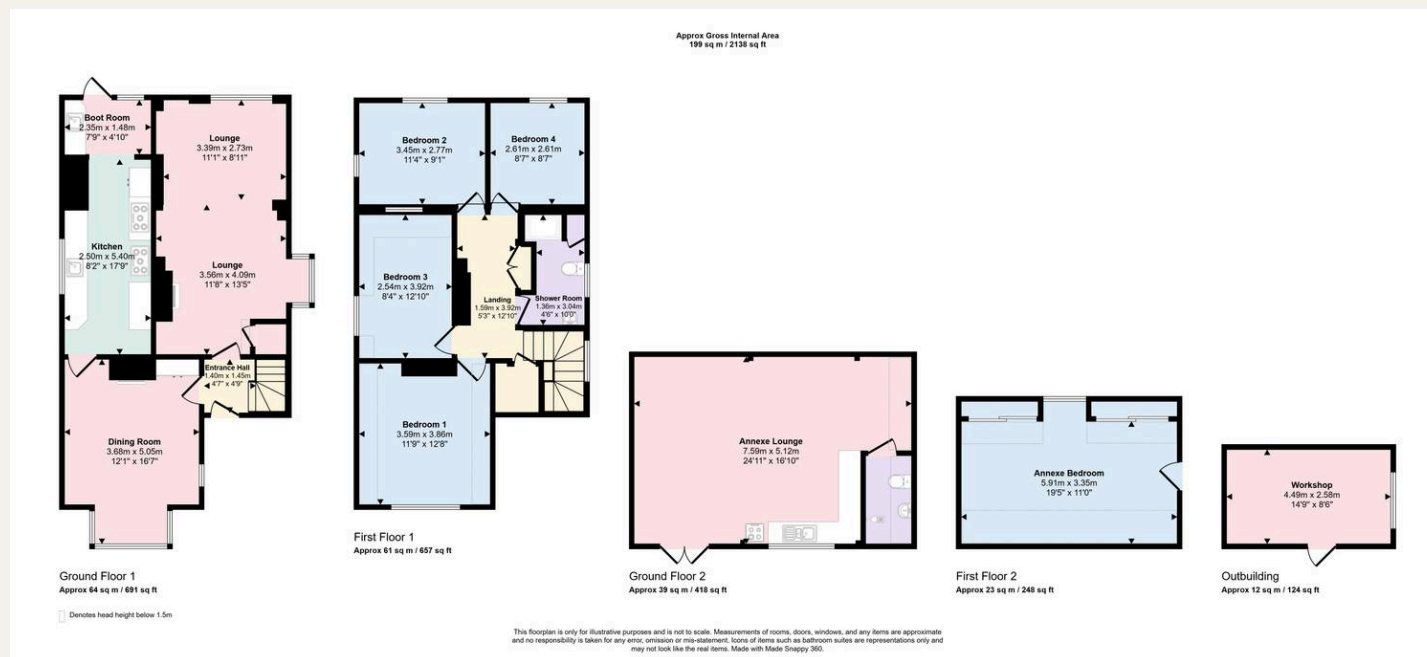
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Fibre to the Cabinet Broadband Up to 15 Mbps upload speed Up to 76 Mbps download speed. This is based on information provided by Openreach.

- CHARMING FOUR-BEDROOM DETACHED FAMILY HOME
- SET WITHIN APPROXIMATELY 0.3 ACRES OF BEAUTIFULLY MAINTAINED GROUNDS
- RARE OPPORTUNITY TO ACQUIRE A UNIQUE LIFESTYLE HOME
- FLEXIBLE AND ADAPTABLE LIVING ACCOMMODATION THROUGHOUT
- EXCEPTIONAL DETACHED BARN WITH SELF-CONTAINED ACCOMMODATION
- GENEROUS DRIVEWAY WITH AMPLE OFF-ROAD PARKING
- ESTABLISHED GARDENS OFFERING PRIVACY AND OUTDOOR ENJOYMENT

DISCLAIMER

These particulars are not to form part of a Sale Contract owing to the possibility or errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded, unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore, prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.



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