

60 Spring Lane, Colden Common, SO21 1SB

PRICE GUIDE: £465,000 Freehold No Forward Chain



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An impressive modern detached bungalow conveniently situated in the heart of the ever-popular village of Colden Common. Built circa 2011, the bungalow boasts spacious and well planned accommodation that briefly comprises of an entrance lobby, cloakroom, open-plan lounge/dining room/kitchen, conservatory, two good size double bedrooms and a well-appointed shower room. Externally, there is a detached garage, and well landscaped front and rear gardens as well as a driveway providing off road parking. The village is located on the outskirts of Winchester, providing sought after catchment schooling at Colden Common Primary and Kings' Secondary Schools. There is a doctors surgery, chemist, post office, country pub, dentist and hairdressers all within easy reach. With straight forward access towards Winchester, Chandler's Ford, Eastleigh and the neighbouring villages of Twyford and Shawford, with a direct train-line to London as well as local bus routes and countryside walks close by. Offered with the benefit of no forward chain. Early internal viewing is highly recommended in order to fully appreciate the quality of the accommodation on offer and to avoid disappointment.

SPACIOUS MODERN BUNGALOW CONVENIENTLY LOCATED IN THE HEART OF THE VILLAGE

ENTRANCE LOBBY * CLOAKROOM * OPEN-PLAN LOUNGE/DINING ROOM/KITCHEN

CONSERVATORY * TWO GOOD SIZE DOUBLE BEDROOMS * WELL APPOINTED SHOWER ROOM

LEVEL PLOT WITH WELL LANDSCAPED FRONT & REAR GARDENS * DETACHED GARAGE

ENTRANCE LOBBY: Single radiator, glazed panel door to living accommodation and door to;

CLOAKROOM: Partially tiled and fitted with a matching white suite of close-coupled w.c and wall-mounted wash hand basin.

OPEN-PLAN LOUNGE/DINING ROOM/KITCHEN: 32'4 x 11'9 plus inner hall (9.87 x 3.59) The space is laid to engineered wood flooring. The LOUNGE/DINING AREA benefits from a feature fireplace, wiring for wall-lights, front elevation window, two double radiators, hatch to loft and a t.v aerial point. The space reduces into an inner hall that leads to the bedrooms and shower room. The KITCHEN AREA is well fitted with a range of contemporary base-level and wall-mounted units to --



incorporate a stainless steel single bowl sink inset in stone effect work surfaces with ceramic tiled splash-backs over. Fitted appliances include a high-level Neff double -oven and a four-ring gas hob with extractor over. There is a recess with plumbing for a washing machine, wall-mounted Worcester-Bosch boiler and space for a fridge-freezer. The kitchen benefits from twin aspect side elevation windows, and there are glazed double doors to a;

CONSERVATORY: 10'11 x 10'10 (3.34 x 3.32) Of brick and upvc double glazed construction and with double doors leading to the rear garden. There is tile effect flooring and wiring for a wall-light.

BEDROOM 1: 12'6 plus wardrobes x 11'9 (3.81 x 3.59) Front elevation window, fitted three-door wardrobe, single radiator and wiring for wall lights.

BEDROOM 2: 11'9 x 10'3 (3.58 x 3.12) Twin aspect side and rear elevation windows, built-in sliding two door wardrobe and a single radiator.

SHOWER ROOM: 8'2 x 7'7 (2.49 x 2.31) Fully tiled and with wood effect flooring, and a very well appointed matching white suite of back-to-wall w.c and wash hand basin inset in a bespoke wall-mounted combination unit and a walk-in shower enclosure with glazed door. Heated towel rail and obscured glass rear elevation window.

OUTSIDE: Externally, the property is situated on a well landscaped and level plot with attractive low maintenance front and rear gardens and a driveway providing off road parking. There is a small storage shed and a DETACHED GARAGE measuring 19'0 x 10'0 (5.80 x 3.04) with an electric up-and-over door, glazed side access door, light and power.

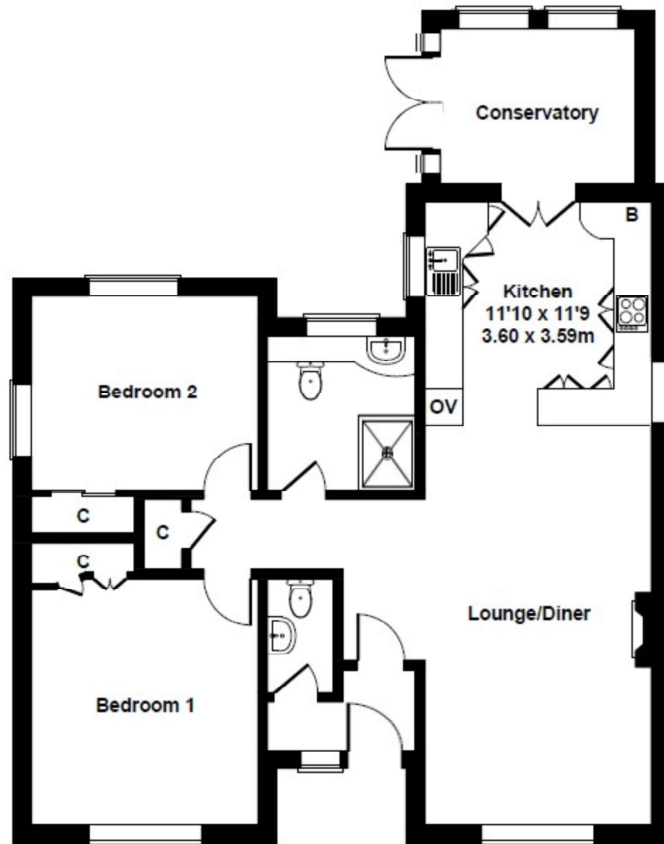
COUNCIL TAX BAND: D (currently £2,387.94 pa) Winchester City Council

These details were taken by George Mead from whom any further information can be obtained.



60 Spring Lane

Approximate Gross Internal Area
990 sq ft - 92 sq m



Not to Scale. Produced by The Plan Portal 2026
For Illustrative Purposes Only.



AGENTS NOTE: Services, fittings and equipment referred to within these particulars have not been tested (unless otherwise stated) and no warranties can be given. Accordingly the Buyer(s) must make their own enquiries regarding such matters.

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Alexander Keen

3 The Precinct, Winchester Road
Chandlers Ford, Eastleigh. SO53 2GA

Telephone 023 8027 0558

Fax 023 8027 4900

info@alexanderkeen.co.uk

www.alexanderkeen.co.uk

