



Ivy Cottage North Acre, Longparish, SP11 6QD
Asking Price £650,000



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PROPERTY DESCRIPTION BY Mr Nick King

Originating from the seventeenth century, this beautiful thatched cottage retains a number of period features and character. Ivy cottage is located in the heart of Longparish, a fantastic local community, with a village shop and excellent pub both on the doorstep.

The accommodation comprises of kitchen/breakfast room, scullery, living room with feature fireplace, dining room, four double bedrooms and family bathroom.

Outside there is a pretty courtyard garden, driveway for two vehicles and garage/workshop.

The property was fully rethatched in 2019, along with a chimney overhaul to facilitate a new wood burner in living room. There is also an electric vehicle charging point on the premises.





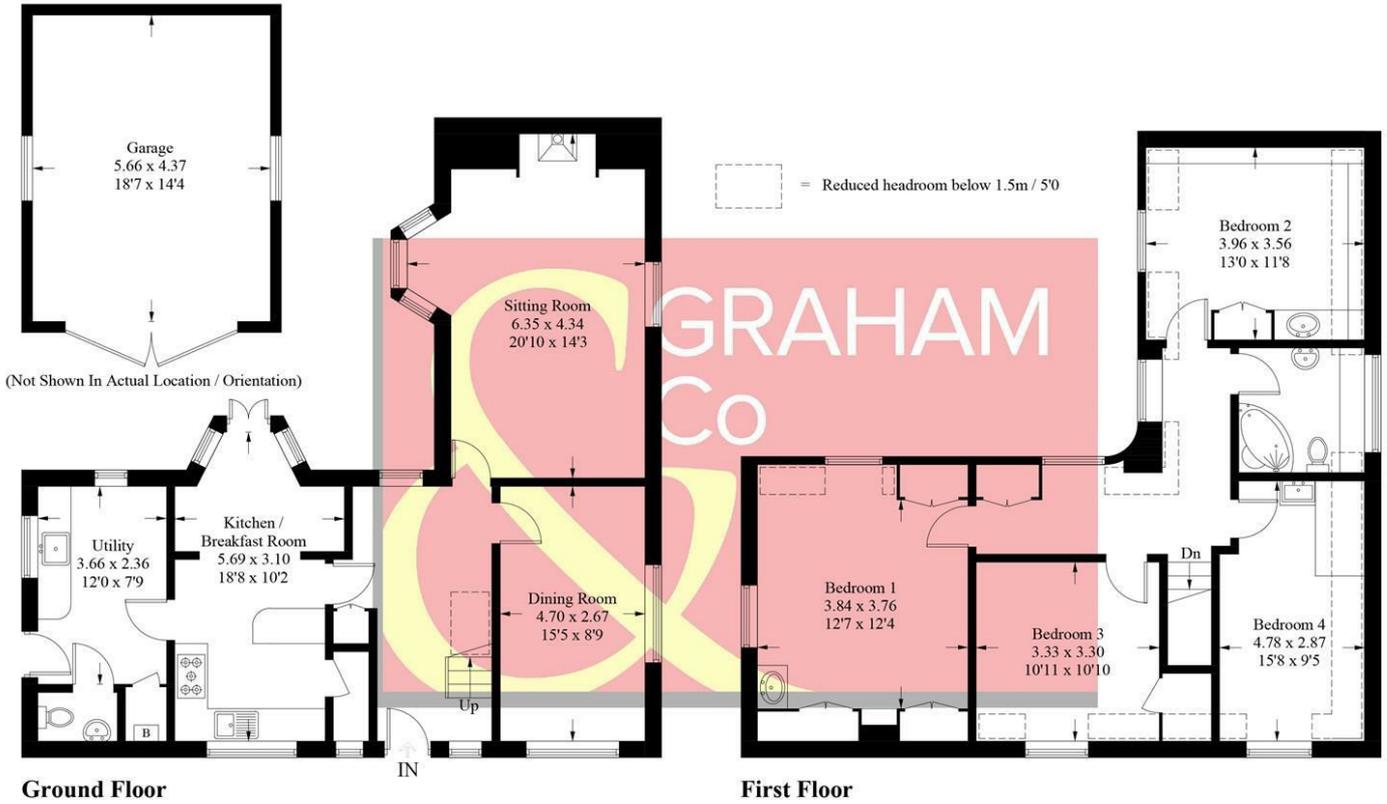
Longparish Profile

Longparish boasts a church, public house, excellent village school, post office/store whilst nearby Andover and/or Winchester offer a more comprehensive range of facilities both with theatres, cinemas, sports centres, shopping and restaurants. The mainline railway station in Andover offers a fast service to London Waterloo in just over an hour, and the village is close to the A303 which gives access to London via the M3 and the West Country.



North Acre, Longparish, SP11

Approximate Gross Internal Area = 157.5 sq m / 1695 sq ft
 Garage = 24.6 sq m / 265 sq ft
 Total = 182.1 sq m / 1960 sq ft

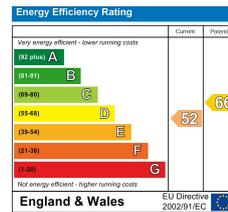


PRODUCED FOR GRAHAM AND CO

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DIRECTIONS

Leave Andover in an easterly direction on the A303 and take the turning signposted Longparish. Proceed into the centre of the village and past the Cricketers Inn, and turn left into North Acre just before the village shop. Ivy Cottage is first on your left.



Tax Band: F



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IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.