



Old Malthouse, Fullerton Road, Wherwell, Hampshire

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Old Malthouse Fullerton Road, Wherwell, Andover, Hampshire SP11 7JS

Charming Grade II Listed home located in the heart of this popular Test Valley village

Stockbridge 4.4 miles, Andover (London Waterloo from 69 minutes) 5.6 miles, Winchester 10.5 miles

Drawing room | Sitting room | Dining room
Kitchen | Utility | Cloakroom | Cellar | Principal bedroom with en suite shower room | 3 Further bedrooms | Family bathroom | Double garage
Office/studio bedroom | Gardens of approx. 0.37 of an acre | EPC rating E

The property

The Old Malthouse is a Grade II listed house dating from 1520 and is one of the oldest houses in the village. The house has been very well looked after over the years and the thatch has been recently re-ridged. The property is full of period features throughout including exposed beams, an inglenook fireplace with bread oven and the 19th Century malt ovens in the kitchen. With versatile accommodation laid out over two floors, the ground floor comprises a drawing room with open fireplace, dining room and sitting room with a fireplace and French doors leading out to the terrace. The kitchen/breakfast room has a good range of floor and wall units, space for a table and chairs and has a door out onto a useful covered area/loggia. There is also a cloakroom, utility room and access to the cellar. On the first floor is a spacious landing from which all the bedrooms are accessed. The principal bedroom with fitted wardrobes and an en suite shower room. There are three further double bedrooms and a family bathroom. There is excellent storage throughout the house.

Outside

There is a gravel driveway with parking for several vehicles and a double garage with an excellent room above it, this is currently used as an office, but with an shower room included, could easily be guest accommodation. The garden is extremely private which is mostly laid to lawn, with mature shrub and herbaceous borders, and surrounding by mature hedging and the long wall that runs along back of the garden was built in 1890's at the time of the former railway lines construction. There is a good-sized kitchen garden with a greenhouse and fruit cage along with numerous fruit trees including a Bramley apple, eating apple, damson plum, damson and a pear tree.

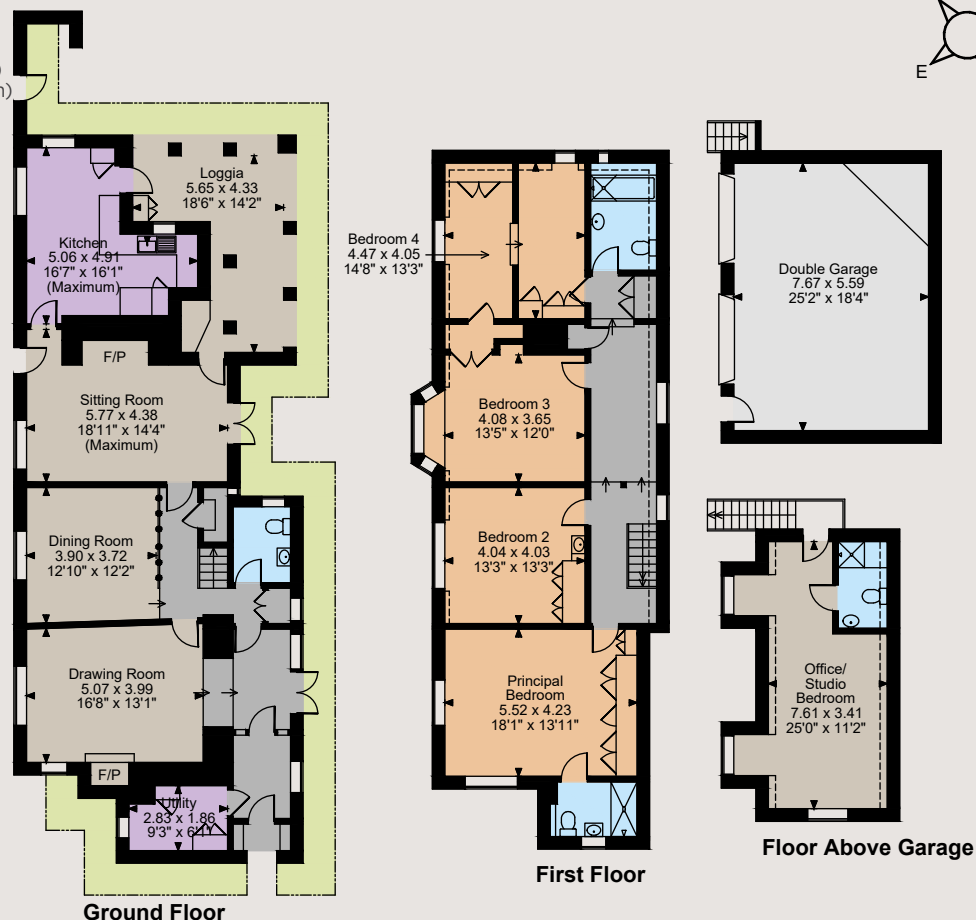
Location

The Old Malthouse is situated in the heart of Wherwell, a beautiful village renowned for its many period houses and cottages. The village has a public house which has recently been bought and is currently undergoing a full refurbishment, a church, primary school, and village hall. It is one of Hampshire's most photographed villages owing to its rows of very pretty timber framed thatched cottages and through which the well-known River Test flows and there are wonderful walks from the village. There is a post office/store in the nearby village of Chilbolton and more comprehensive facilities can be found at Andover, and within the cathedral cities of Winchester and Salisbury. Stockbridge provides an excellent range of everyday amenities including a doctors' surgery. The nearby town of Andover has a mainline railway station providing fast services to Waterloo. The A303 is close at hand allowing convenient access to London and the West Country. There is an excellent choice of schools in the area. As well as the village primary school there is a secondary school in Stockbridge and a selection of private schools including Farleigh School near Andover, St Swithun's, Winchester College and The Pilgrims School in Winchester.





Floorplans
House internal area 2,347 sq ft 218 sq m)
Double garage internal area 462 sq ft (43 sq m)
Office/Bedroom internal area 278 sq ft (26 sq m)
For identification purposes only.



The position & size of doors, windows, appliances and other features are approximate only.

□□□ Denotes restricted head height

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Directions

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General

Local Authority: Test Valley Borough Council
Services: Mains electricity, water and drainage.

Oil fired central heating. Propane gas hob.

Council Tax: Band G

Tenure: Freehold

Guide Price: £1,300,000

Winchester

6 Jewry Street, Winchester SO23 8RZ

01962 869999

winchester@struttandparker.com
struttandparker.com

@struttandparker

/struttandparker

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