

Kings Barton | Winchester

For further information or
to arrange a viewing,
please call 0800 073 0600

Kings Barton

Andover Road, Winchester, Hampshire, SO22 6FH

3 bedroom house

Plots 21, 22, 23 & 24 - **Reserve now**

Plots 73, 74, 75, 76, 85, 86, 87 & 88 - **Move in Spring 2021**



Located in an aspirational northern gateway, connecting you to the city and neighbouring communities, these stunning three bedroom homes offer a separate living/dining room, kitchen and WC on the ground floor.

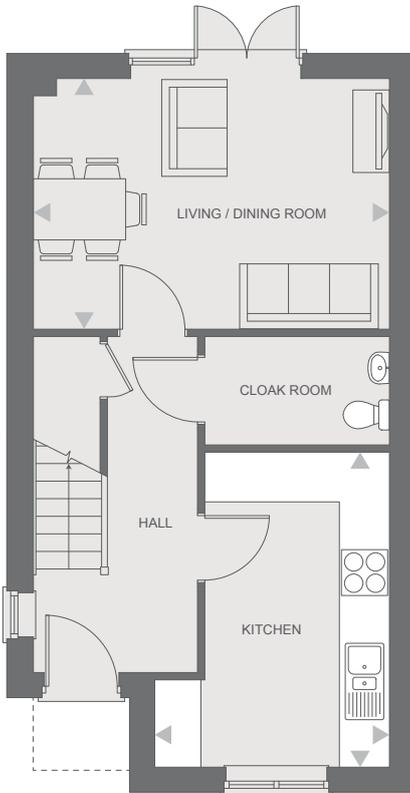
As you journey up the stairs, to your left you have the master bedroom with ample storage space and a built in wardrobe, and to your right, a single bedroom and family bathroom.

The second floor hosts a double bedroom and additional storage - perfect for the growing families seeking a desirable home with superb transport links.

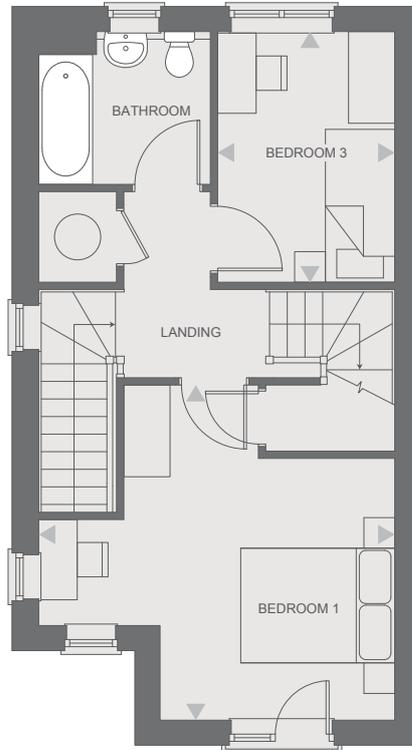


Kings Barton

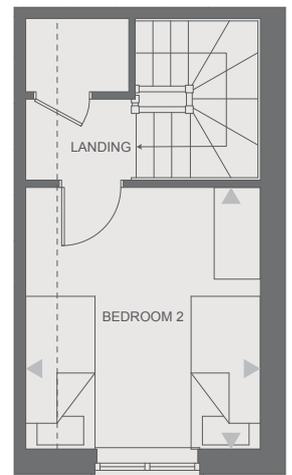
3 bedroom house



Ground floor



First floor



Second floor

Measurements

Ground floor

Living/dining room	4.97m x 3.31m
Downstairs WC	2.63m x 1.44m
Kitchen	2.43m x 4.08m

First floor

Bedroom 1	4.97m x 4.35m
Bedroom 3	2.33m x 3.31m
Bathroom	2.15m x 2.27m

Second floor

Bedroom 2	3.55m x 3.46m
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Total: 98.34m²

Specification includes

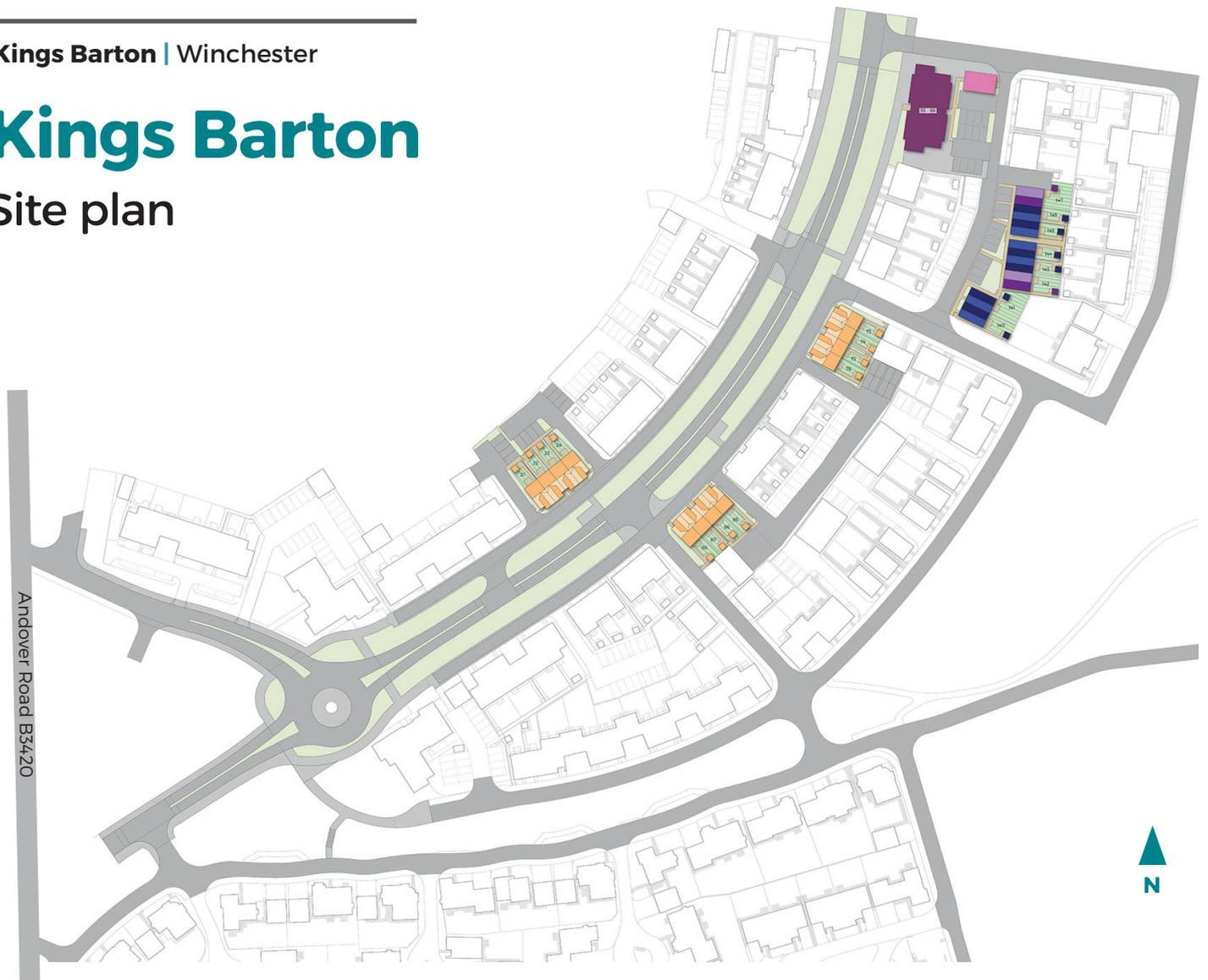
- Contemporary Calais kitchen with light grey/white* coloured wall units and black brazil/natural oak block* worktop
- Stainless steel Indesit integrated single oven with four ring gas hob and chimney extractor hood
- Indesit integrated fridge-freezer, washer-dryer and dishwasher
- Luxury Roca white bathroom suite with contemporary chrome plated brassware
- Ceramic frost/ecru* floor tiles and bianco carrara satin/old stone satin* wall tiles in bathrooms
- Amtico nordic oak/canopy oak* laminate flooring in kitchen and downstairs hallway.
- Apollo seabreeze carpet in living room, stairs, upstairs landing and bedrooms.

* Selected colours are dependent on specific plot.
Please speak to our Sales Executives for more information.

Any floor plans are a general outline of the layout of the property for guidance only. All measurements are approximate and may vary and any intending purchasers should not rely on them as statements of fact or representations of fact but must satisfy themselves by inspection or otherwise as to their accuracy. Dimensions shown are not intended to be relied upon for installation of appliances or items of furniture or otherwise.

Kings Barton

Site plan



Transport

By Rail (from Winchester Station)

- **Basingstoke** – 14 minutes
- **Southampton** – 19 minutes
- **Clapham Junction** – 56 minutes
- **London Waterloo** – 58 minutes

By Rail (from Micheldever Station)

- **London Waterloo** – 57 minutes



Times and distances are taken from [google.co.uk/maps](https://www.google.co.uk/maps)

The shape of things to come

Kings Barton will be an aspirational new suburb of Winchester. Embracing the very best in traditional and contemporary design to create a sense of modernity that's in perfect keeping with its historic surrounding.

Kings Barton will feature:

- New homes for local residents
- Range of shops, leisure and community facilities
- A new primary school and private nursery
- Extra care housing and provision for a private nursing home
- 30 hectares of formal and informal public open space
- Park-and-Ride scheme and new bus route

Get in touch

Phone 0800 073 0600
Email BuyAHome@homegroup.org.uk
Web www.homegroup.org.uk

Let's get social



The details shown in this brochure are a general outline for the guidance of intending purchasers, and do not constitute, nor constitute part of, an offer or contract.

All images, descriptions, dimensions, references to measurements and other details used in this brochure are for illustrative purposes only and are given in good faith but any intending purchasers should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their accuracy.

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