




Kingfield House
King Lane, Over Wallop, Stockbridge, Hampshire

**STRUTT
& PARKER**

BNP PARIBAS GROUP 

Recently remodelled home with spectacular countryside views.

An extensive detached home with flexible, well-proportioned accommodation over two floors. Having been recently extended and reconfigured. The house sits on about 0.46 acres with a lovely rural outlook in the heart of the Test Valley.



3 RECEPTION ROOMS



5 BEDROOMS



3 BATHROOMS



GARAGE/ WORKSHOP



0.46 ACRES



FREEHOLD



VILLAGE



2882 SQ FT



**GUIDE PRICE
£1,150,000**



The property

Kingfield House is a well proportioned detached home, of about 2882 sq ft and which is nestled in beautiful countryside surroundings on the edge of the popular village of Over Wallop. The house boasts five bedrooms (including one ground-floor guest room, which could be reconfigured to create a self-contained integrated annexe or principal bedroom). The house now provides a perfect blend of country living and stylish comfort.

The ground floor has been thoughtfully reimagined to create a beautiful open-plan country kitchen, and dining room with ample space for a 12-seater table and a light filled living space from which you can enjoy spectacular sunsets in the evenings and the star lit sky at night. The kitchen features a range of handbuilt wooden units, with a large central island and integrated high-end appliances, including Neff double ovens and induction hob, a wine fridge and Silestone quartz worktops. There is plenty of workspace and ample storage space, including a separate pantry. This open-plan and underfloor heated ground floor

is flooded by natural light with floor to ceiling glazed windows that seamlessly links a dining space, with a built-in bar to a seating area and a separate office. This has created an impressive space for entertaining or simply taking in the bucolic views of the garden and fields beyond. Adjacent is a sitting room with timber vaulted ceilings and a wood burning stove. This links through to the second of two study spaces. In addition, there is a gym, a snug/playroom, a laundry room and a cloak room, along with the guest bedroom suite, which includes a newly installed en suite shower room

Upstairs there are four bedrooms. Two of which have en suite shower rooms. There is a family bathroom, which can also be accessed directly by the third bedroom. Both rear bedrooms have double doors opening onto Juliette balconies, which overlook the garden and the countryside beyond.



Outside

To the front of the property, there is a large gravel area, with space to park several vehicles. There is an EV charging point and a recently constructed timber garage/workshop.

To the rear of the house there is a generous level garden with a terrace running the length of the house. Towards the end of the garden there is a greenhouse and a host of mature trees including a walnut tree and an apple tree,

Location

Over Wallop sits in some of the finest countryside in Hampshire, renowned for its natural beauty and excellent walks and rides. It is one of three thriving villages known as "The Wallops" located in the Test Valley. This unspoilt village benefits from a public house, village shop, church and village hall.

Nearby, Stockbridge offers a wide range of boutique shops, art galleries, a range of places to eat, a deli, bakery, greengrocers and the popular John Robinson butcher.

The cathedral cities of Winchester and Salisbury are within reasonable driving distances providing an excellent choice of shopping, cultural and sporting facilities. The pretty town of Stockbridge is nearby and Andover is within easy reach for large supermarket stores. There are regular train services from Winchester, Grateley and Andover on the Waterloo line. The A303 just to the north provides excellent road communication to the West Country, and to London via the M3 motorway and the A34 for links to the north and south coast.

The surrounding areas have an excellent selection of state and independent schools. Wallop Primary school feeds into the equally well-respected Test Valley School with Peter Symonds College at sixth form. At independent preparatory level there is Farleigh, Princes Mead, Pilgrims' and Twyford, and at senior level, St Swithun's and Winchester College in Winchester, Hampshire Collegiate and Stroud in Romsey and in Salisbury Godolphin and preparatory level there are the Salisbury Cathedral Schools and Chaffyn Grove.



Distances

- Stockbridge 7.4 miles
- Andover 8.2 miles
- Winchester 15 miles
- Salisbury 12.1 miles

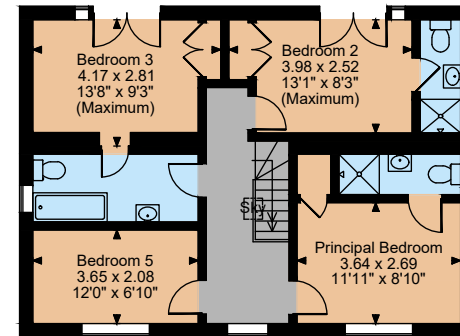
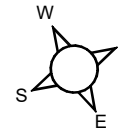
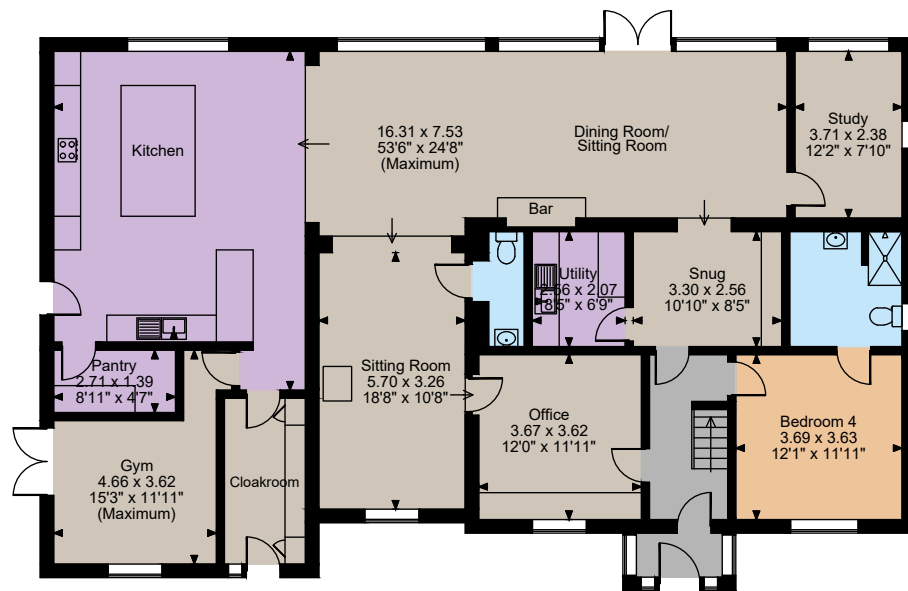
Nearby Stations

- Grateley 1.7 miles
- Andover 8.3 miles

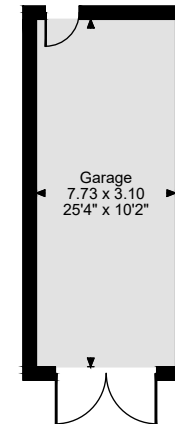
Nearby Schools

- Farleigh School
- Wallop Primary School
- Broughton Primary School
- Rookwood School
- Bishop Wordsworth's Church of England Grammar School
- South Wilts Grammar School
- Godolphin School
- Winchester College
- St Swithuns





First Floor



Floorplans

House internal area 2,882 sq ft (268 sq m)

Garage internal area 258 sq ft (24 sq m)

Total internal area 3,140 sq ft (292 sq m)

For identification purposes only.

Directions

SO20 8JQ

///what3words ///confusion.record.select

General

Local Authority: Test Valley Borough Council

Services: Mains water and electricity. Private drainage, oil fired central heating.

Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/>

Council Tax: Band G

EPC Rating: D

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

© ehouse. Unauthorised reproduction prohibited. Drawing ref. dig/8637592/JLW

IMPORTANT NOTICE: Strutt & Parker gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Strutt & Parker does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor. 4. Strutt & Parker does not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. 5. We are able to refer you to SPF Private Clients Limited ("SPF") for mortgage broking services, and to Alexander James Interiors ("AJI"), an interior design service. Should you decide to use the services of SPF, we will receive a referral fee from them of 25% of the aggregate of the fee paid to them by you for the arrangement of a mortgage and any fee received by them from the product provider. Should you decide to use the services of AJI, we will receive a referral fee of 10% of the net income received by AJI for the services they provide to you. 6. If there is anything of particular importance to you, please contact this office and Strutt & Parker will try to have the information checked for you. Photographs taken February 2025. Particulars prepared February 2025. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited

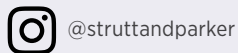
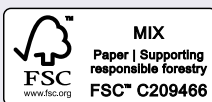
Winchester

The Pump House, Garnier Road, Winchester

01962 869999

winchester@struttandparker.com

struttandparker.com



Over 50 offices across England and Scotland, including Prime Central London

For the finer things in property.

