

56 Upton Crescent

Nursling, Southampton, Hampshire, SO16 8AB

SPENCERS
ROMSEY







A three bedroom detached family home set in the highly sought-after village of Nursling and within moments of Romsey Golf Course. The property features off road parking, outbuildings and a private, west facing garden.

Ground Floor

Entrance Hallway, Sitting Room, Kitchen/Dining Room, Conservatory, Two Bedrooms, Family Bathroom

First Floor

Principal Bedroom with En-Suite Shower Room

Outside

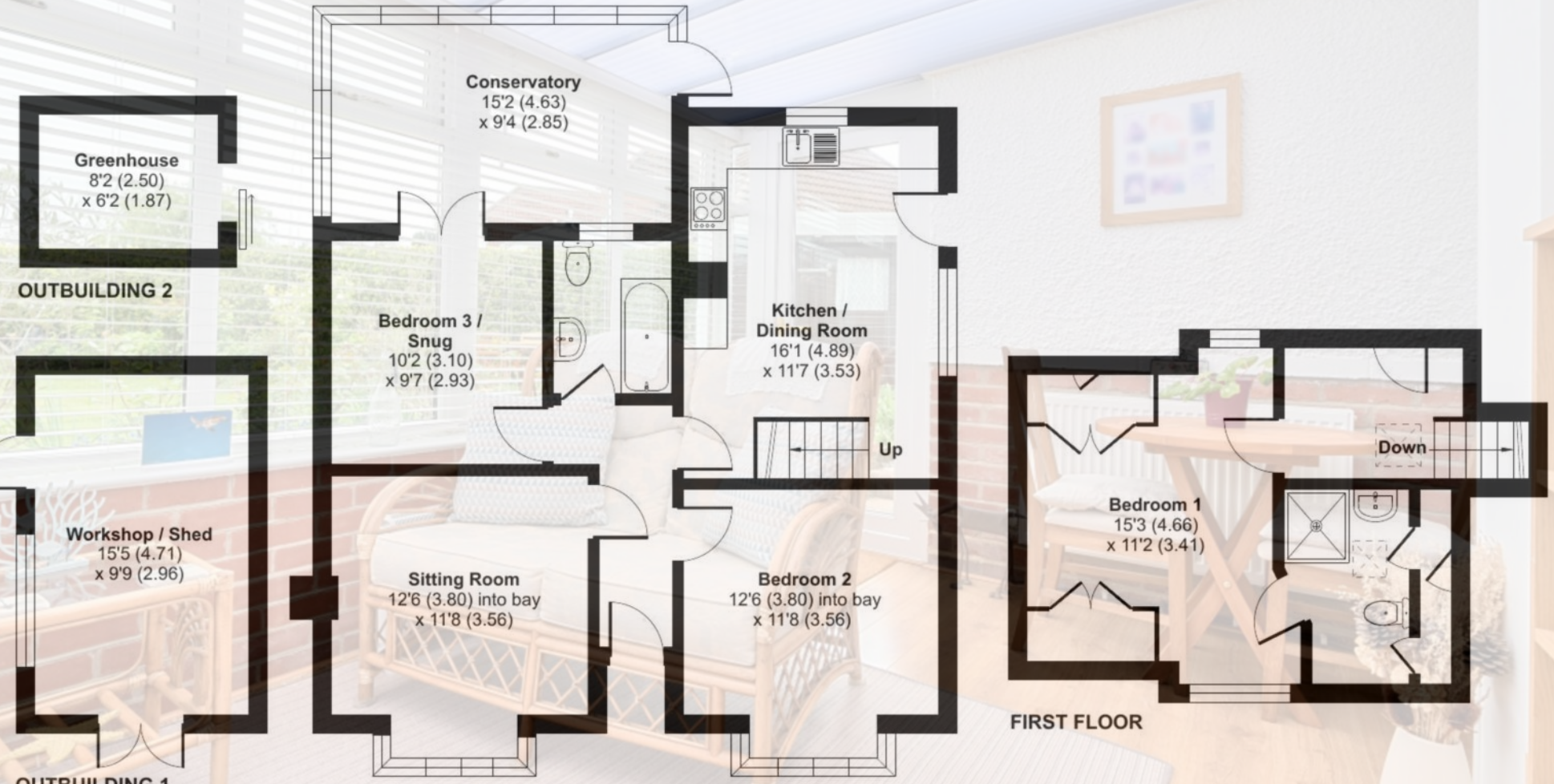
Off Road Parking Facilities, Large Side Garden, Private And West Facing Rear Garden, Timber Outbuilding

Guide Price £475,000-£500,000 3 2 2

FLOOR PLAN

Upton Crescent, Nursling, Southampton, SO16

Approximate Area = 1117 sq ft / 103.7 sq m
Outbuildings = 200 sq ft / 18.5 sq m
Total = 1317 sq ft / 122.2 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2025.
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The Property

Available for the first time in twenty five years, this charming and much loved home enjoys a favourable position within the highly regarded location of Upton Crescent.

The ground floor accommodation comprises a welcoming entrance hall linking to a comfortable sitting room with log burning stove and a front aspect bedroom, with both rooms featuring bay windows overlooking the front aspect.

The kitchen dining room is set to the back of the house and is fitted with a stylish range of built in units and appliances. From here, there is access to the first floor and rear garden.

An additional ground floor bedroom adjoins the main family bathroom and opens via double doors into a conservatory/garden room where doors open out onto the rear garden.

The principal bedroom is located on the first floor of the property and benefits from built-in wardrobe storage and an en-suite shower room.

NB. The property offers considerable potential for enlargement by way of pushing out into the side and rear gardens, as well as going up (subject to the necessary planning consents being granted).

Property Video

Point your camera at the QR code below to view our professionally produced video.





Outside

To the front of the property is an area of garden flanked by a hedgerow border and a brick paved driveway providing off road parking.

There is a large expanse of garden to the side of the property offering options for a variety of uses, including the creation of a garage or additional off road parking (S.T.P.P.).

This area then leads through to a good size, private rear garden, predominantly laid to lawn and enjoying a delightful west facing aspect.

Within the rear garden is a large outbuilding/shed that could be replaced by a stylish home office if required.

Location

Upton Crescent is a quiet residential road of varied bungalows situated within walking distance of local amenities within the village of Nursling.

Nursling is ideally situated for easy access to the motorway system via the M271 & M27 with Southampton City Centre and the market town of Romsey within four miles. Nursling benefits from its own Primary School and is in catchment for the popular Mountbatten School with local shops, eateries, public houses and further amenities available. Train links can be found at Romsey and Southampton Central Station with direct trains from Southampton to London Waterloo running every half an hour.

For the sporting enthusiast, the grounds of Romsey Golf course adjoin Upton Crescent, while further sporting facilities may be found at the nearby David Lloyd Centre and Romsey Rapids Centre.





Additional Information

EPC: D Current: 60 Potential: 81
Council Tax Band: D
Local Authority: Test Valley Borough Council

Services: All mains services connected
Drainage: Public
Heating: Gas Central Heating
Tenure: Freehold

Broadband with speeds of up to 80 Mbps available at the property (Ofcom)
Mobile signal/coverage: No known issues, buyer to check with their provider

Directions

Heading out of Romsey, proceed south along the A27 and take the second exit at the roundabout onto the A3057, following the signs to Southampton. At the next roundabout, take the first exit onto to A3057, passing Romsey Golf Club and Upton Crescent is the next turning on the left hand side.

Important Information

Spencers of Romsey would like to point out that all measurements set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in full efficient working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fitments, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.



For more information or to arrange a viewing please contact us:

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