



8 Torbay Farm, Upham - SO32 1QN
£800,000

WHITE & GUARD

8 Torbay Farm

Upham, Southampton

INTRODUCTION

8 Torbay Farm, Upham. An exceptionally presented detached family home situated within an exclusive and highly desirable development in Lower Upham. Designed with both comfort and lifestyle in mind, this beautifully appointed property offers generous living accommodation, high-quality finishes and a seamless flow between indoor and outdoor spaces. From the moment you arrive, the home conveys a sense of refinement and thoughtful design, providing the perfect setting for modern family living, entertaining and relaxation.

LOCATION

Torbay Farm forms part of a prestigious and private residential development in the sought-after village of Lower Upham, an area celebrated for its blend of countryside charm and convenient access to nearby towns and cities. Residents enjoy a peaceful village setting with picturesque surroundings, while still benefiting from excellent connectivity to Winchester, Southampton and major transport links. The development itself offers a quiet, established environment, ideal for families or those seeking a high-quality lifestyle within a welcoming community.

- FOUR BEDROOM DETACHED HOME
- BEAUTIFULLY PRESENTED THROUGHOUT
- UNDERFLOOR HEATING ON THE GROUND FLOOR
- SPACIOUS LOUNGE WITH DOORS OPENING TO A PATIO AREA
- STUNNING HIGH SPECIFICATION KITCHEN DINING ROOM
- ENSUITE TO MASTER BEDROOM
- PRIVATE AND LOW MAINTENANCE GARDEN
- DOUBLE GARAGE WITH ELECTRIC DOORS
- DRIVEWAY WITH OFF ROAD PARKING FOR SEVERAL VEHICLES





INSIDE

The property immediately impresses with a spacious and welcoming entrance hallway, creating a bright and elegant first impression. Thoughtfully designed interiors and tasteful décor continue throughout the home, giving it a refined yet comfortable feel.

The lounge is a particularly striking space, flooded with natural light from its dual-aspect windows. Double doors provide access to a private seating area located to the side of the property, effortlessly connecting the indoors with the garden and enhancing the sense of space and tranquility.

Flowing beautifully through the home is the kitchen and dining space, a sophisticated setting that feels both mature and luxurious, perfect for hosting guests or enjoying family gatherings. The high-specification bespoke finishes and contemporary styling create a modern yet timeless environment.

The dining area opens directly onto the patio, providing an ideal space for entertaining and alfresco dining during warmer months.

Upstairs, the property continues to impress with well-proportioned bedrooms, offering comfortable and versatile accommodation for family life. The principal bedroom benefits from bespoke fitted furniture and a stylish modern en-suite, while the main bathroom delivers a true sense of luxury, finished to an exceptional standard and offering a relaxing, hotel-inspired atmosphere.

OUTSIDE

Externally, the property is equally impressive. The driveway provides comfortable parking for several vehicles, while the large double garage offers additional secure parking, storage or potential workspace.

The garden has been thoughtfully designed to be both private and low maintenance, creating a peaceful outdoor retreat that can be enjoyed throughout the year. With a patio area ideal for outdoor dining and relaxation, the garden perfectly complements the lifestyle offered by this outstanding home.



SERVICES:

Air source heat pump, water, electricity and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

BROADBAND: Fibre to the Cabinet Broadband Up to 15 Mbps upload speed Up to 76 Mbps download speed. This is based on information provided by Openreach.

Estate Service Charge £1012.00 PA

WINCHESTER COUNCIL BAND F

FREEHOLD

EPC RATING B

ANTI-MONEY LAUNDERING REGULATIONS

Buyers: If you have an offer accepted on a property through White & Guard, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £30 + VAT per applicant.

Sellers: Upon receipt of instructions to act in the selling of your home, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £30 + VAT per owner.

DISCLAIMER

These particulars are not to form part of a Sale Contract owing to the possibility or errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded, unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore, prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.



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