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East Meon

East Meon, Nr Petersfield, Hampshire

A spacious and extremely versatile, detached 4 bedroom home with private parking, garden and attractive outlook, located in the thriving village of East Meon.



Mileages (approximate)

Petersfield - 5 miles
Winchester - 15 miles
Portsmouth - 18 miles

Summary of Accommodation

Ground Floor

Entrance Hall
Sitting Room
Kitchen/Dining Room
Garden Room
Three Bedrooms
Family Bathroom

First Floor

Master Bedroom with Ensuite Bathroom

Description

A surprisingly spacious property which offers a comfortable arrangement of light and well-presented accommodation, predominantly on the ground floor, with an extremely versatile layout that could be reconfigured if required.

There is a welcoming entrance hall, a cosy dual aspect sitting room, and an extensively fitted, large modern kitchen/dining room. A garden room benefits from sliding patio doors to the garden, whilst the three good-sized bedrooms could be used as additional reception rooms if required (one is currently utilised as a formal



dining room). A large family bathroom completes the ground floor accommodation.

Upstairs, on the first floor is the master bedroom with dressing area and ensuite bathroom.

Outside

The property benefits from private parking, a detached garage and enclosed rear garden which has mature planting.

Situation

Situated in an elevated position on the edge of the village the house is located close to all of its amenities which include the store/post office, school, church, active village hall and two established public houses.

There is easy access to Petersfield which has extensive amenities and rail services to London. Also close by is the A3 road link to London and the South Coast and the A272 to Winchester and the M3.

East Meon forms part of the South Downs National Park and is surrounded by spectacular countryside, popular footpaths and an abundance of bridleways.

Services:

Mains electricity and water. Mains drainage and oil fired central heating.

Local Authority:

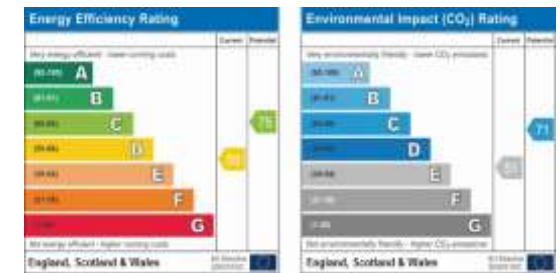
East Hants Council

Tenure and Possession: The property is offered for sale Freehold.

Viewing:

Strictly by appointment with The Country House Company. Tel; 02392 633026
Email: sales@countryhousecompany.co.uk

Prior to making an appointment to view, the agents strongly recommend that you discuss any points which are likely to affect your interest in the property with a member of staff who has seen the property in order that you do not make a wasted journey



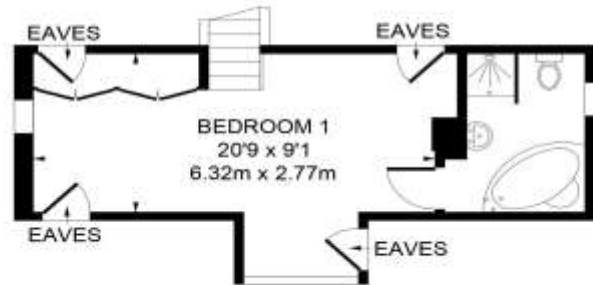
Disclaimer: (including fixtures and fittings)

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Date of particulars 2019. Interior photos 2019

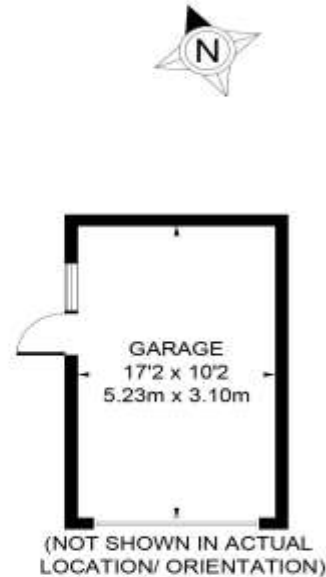


GROUND FLOOR
APPROX. FLOOR
AREA 1057 SQ.FT
(98.2 SQ.M)



TOTAL APPROX. FLOOR AREA 1526 SQ.FT (141.8 SQ.M)
(INCLUDING GARAGE)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
floorplansUsketch 2019 (ID 598597)



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