



Purbrook, Nr Southwick / Hambledon, Hampshire
£3,250 pcm excl.

A handsome and well proportioned five bedroom family home in an excellent rural setting,
with good transport links.



Term: 12 months with the possibility of renewal
Unfurnished – Assured Shorthold Tenancy / Contractual Residential Tenancy

Bedrooms – 5

Key Features:

Private Location
Gated Entrance
Entrance Hall
Large Sitting Room with Working Fire, Dual Aspect Windows and French Doors to Rear Garden
Dining Room
Second Reception Room with Fireplace
Study
Kitchen/Breakfast Room with Adjoining Utility and Further 'Dog Room'
Five Double Bedrooms each with En Suite
Double Car Port with Lockable Store
Ample Driveway Parking
Rural Location
Paddock & Stables Included

Description:

A handsome and well-proportioned family home, enjoying an excellent rural position yet within around 5 miles of motorway and rail links.

There is a good selection of reception rooms to the ground floor with an entrance hallway leading to two separate reception rooms, a dining room, kitchen, utility, ground floor W.C., 'dog room' and study.

The spacious first floor landing leads to 5 double bedrooms each served with en suite bath/shower rooms.

With double glazing windows throughout, exposed beams to the dining room, original wooden staircase and open fireplace to the sitting room.

Externally there is ample, gated driveway parking, approximately 1.5 acres of land in total, mainly laid to lawn with mature trees and a south facing patio and beautiful rural views. There is the additional benefit of double car port with adjoining lock store.

Situation:

The village of Purbrook stands near Portsdown Hill, 3 miles from Havant railway station, and 6.5 miles from Portsmouth and a post-office in nearby Cosham.

Local attractions include Portchester Castle, Staunton Country Park and Portsmouth, with its variety of shops and restaurants, as well as the Historic Dockyard and Gunwharf Quays shopping.

AVAILABLE NOVEMBER 2021

Local Authority: Winchester City Council (Band G)

White Goods: Electric Oven (to be bought from the exiting tenant)

Heating: Oil fired

Drainage: Private

Curtains: To principal Rooms

Flooring: Carpets/Exposed Wood Floors/Tiles

Broadband availability: Check with your provider

Mobile phone reception: Check with your provider

Pets: One well behaved pet considered

Gardening/Paddock: Tenants responsibility



Viewing:

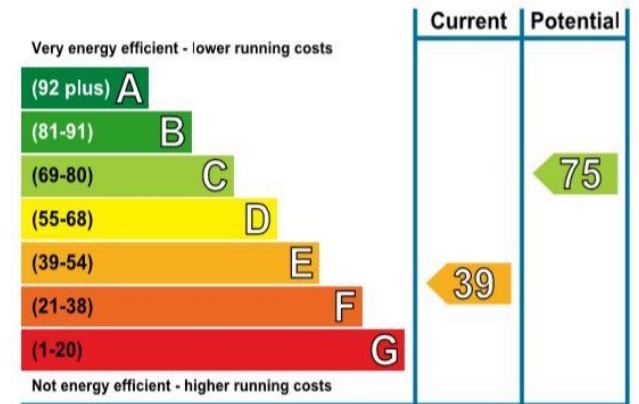
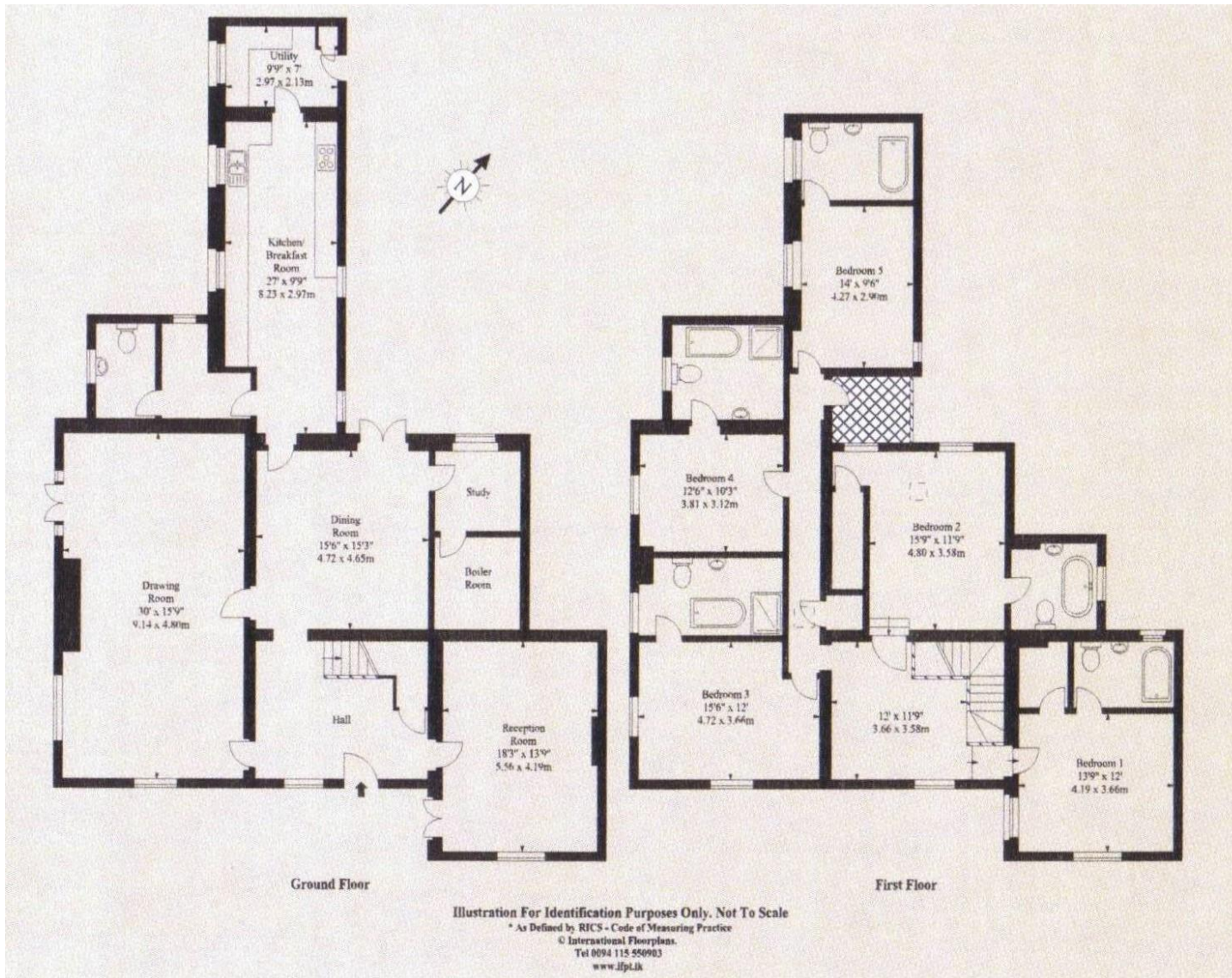
Strictly by appointment with The Country House Company, as many properties are already tenanted and we wish to respect privacy.

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For further information please contact The Country House Company – www.countryhousecompany.co.uk







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