



Stewarts Green
Hambleton, Hampshire

Hambledon, Nr Petersfield

A stylish refurbished and extended 3 bedroom, semi-detached property with parking, positioned on the edge of the sought after village of Hambledon within a quiet cul-de-sac with open countryside to the rear boundary.



Mileages (approximate)

Petersfield – 11 miles
Portsmouth – 13 miles
Winchester – 16 miles

Summary of Accommodation

Ground Floor

Entrance Hall
Kitchen/dining/sitting Room
Sitting Room
Cloakroom

First Floor

Three Bedrooms
Family Bathroom

Outside

Landscaped Garden
Private Parking

Description

This stylish home has benefitted from an extensive programme of refurbishment and extension by the current owners which has included re-wiring, plumbing, a new pressurised water system, a refitted bathroom, replacement oak doors and the extension and refitting of the kitchen.



The accommodation is beautifully presented throughout and includes a welcoming entrance hall and a stunning open plan kitchen/dining/sitting room with resin floor, multi fuel stove and bifold doors to the sandstone terrace.

There is a spacious sitting room with log burning stove and a separate cloakroom. Upstairs on the first floor are three good sized bedrooms and a family bathroom.

Outside

To the front of the house is an area for off road parking. To the rear is the landscaped garden with generous sun terrace and steps to a large area of lawn with vegetable plot,

shed and open views across the countryside beyond.

Situation

The property is a brisk walk from the centre of Hambledon which is famous for its history and strong association with cricket.

It is surrounded by the South Downs National Park and National Trust downland and has a primary school, ranked “Outstanding” by Ofsted, a village shop, church, pub and well-known cricket club.

The surrounding countryside provides lovely walks and extensive riding. A good range of local shops and amenities are available in nearby

Denmead, and both Winchester and Petersfield are easily accessible, each with mainline stations with services to London and more extensive shopping and leisure facilities. The A3 provides a direct link to London, the South Coast and the M27 network to Chichester and Southampton Airport.

Services: Mains electricity, water and drainage. Electric heating.

Local Authority: Winchester City Council

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

Viewing:

Strictly by appointment with The Country House Company.

Tel; 02392 633026

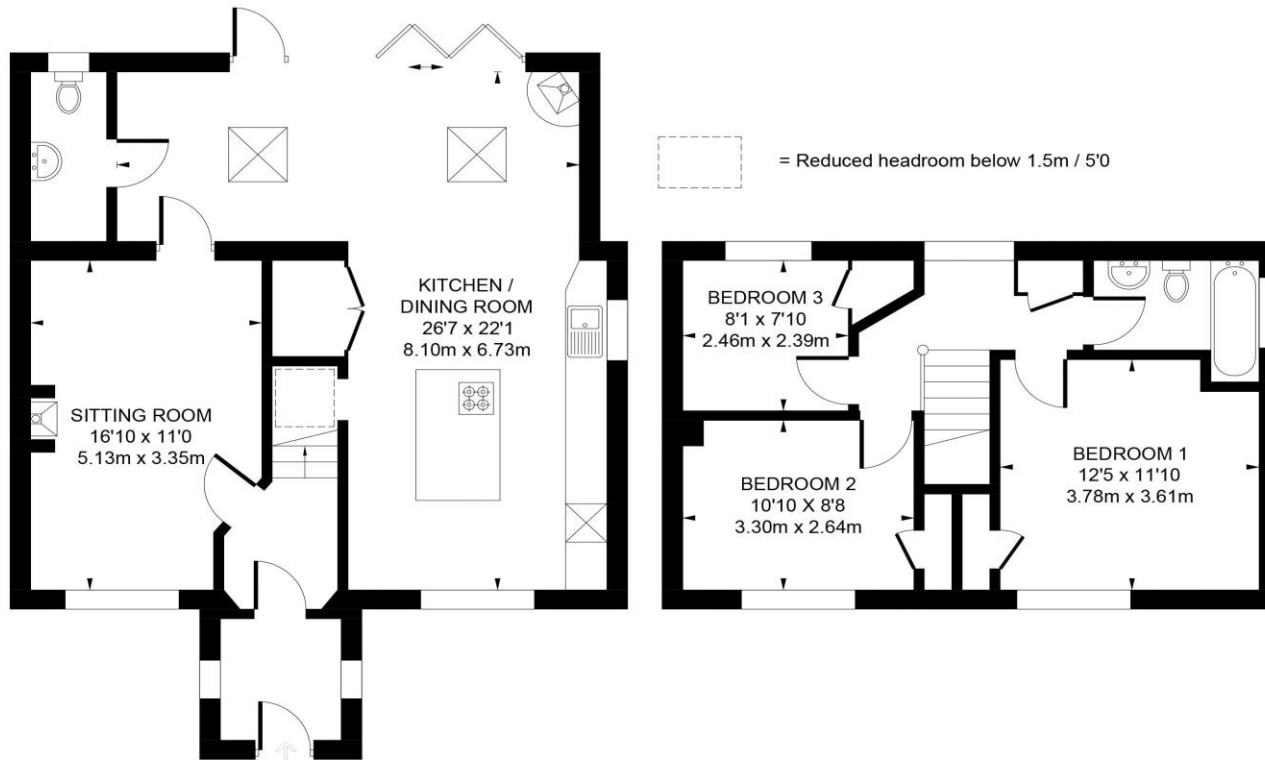
Email: sales@countryhousecompany.co.uk

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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GROUND FLOOR
APPROX. FLOOR
AREA 767 SQ.FT
(71.3 SQ.M)

FIRST FLOOR
APPROX. FLOOR
AREA 463 SQ.FT
(43.0 SQ.M)

TOTAL APPROX. FLOOR AREA 1230 SQ.FT (114.3 SQ.M)

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.
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