





A beautifully presented two double bedroom mid-terraced house that is located within the ever popular Ramshill Development.

Having been refurbished throughout the house is in fantastic condition, on entrance there is hardwood flooring and a spacious storage cupboard, there is also a separate storage area with hand basin and plumbing to connect a w/c. The kitchen is located to the front of the house and has been replaced from the original style to create a modern look white gloss and green mix of base and wall units. The spacious living and dining room also has hardwood flooring fitted and has a built in office space to the alcove. There are also double doors onto the rear garden. The current owner has changed all internal doors and added plantation shutters and that gives a very contemporary style to the house.

The first floor houses two double bedrooms both with built in wardrobes and bedroom one has the added advantage of an en-suite shower room. There is also neutral family bathroom with roll top bath and heated towel rail.

The rear garden is a low maintenance plot with laid patio and side borders as well as rear access. Parking can be found to the front and rear of the property.

A further benefit to this lovely home is that it is being sold with no onward chain.

The Rams Hill development has a mixture of attractive properties of varying styles and designs and areas of open space including a playground and dog walking area, which gives this development an air of individuality. The market



town of Petersfield has a wide selection of national and independent retailers including supermarkets, a twice weekly open-air market in the square and a great choice of cafes, pubs and restaurants. The town has excellent commuter links, with a train station on the Waterloo to Portsmouth line as well as the A3 running alongside the town. Extensive leisure facilities can be found at Petersfield Heath or at the Taro Leisure Centre. Local schools are of the highest calibre and include Churcher's College, Bedales School.

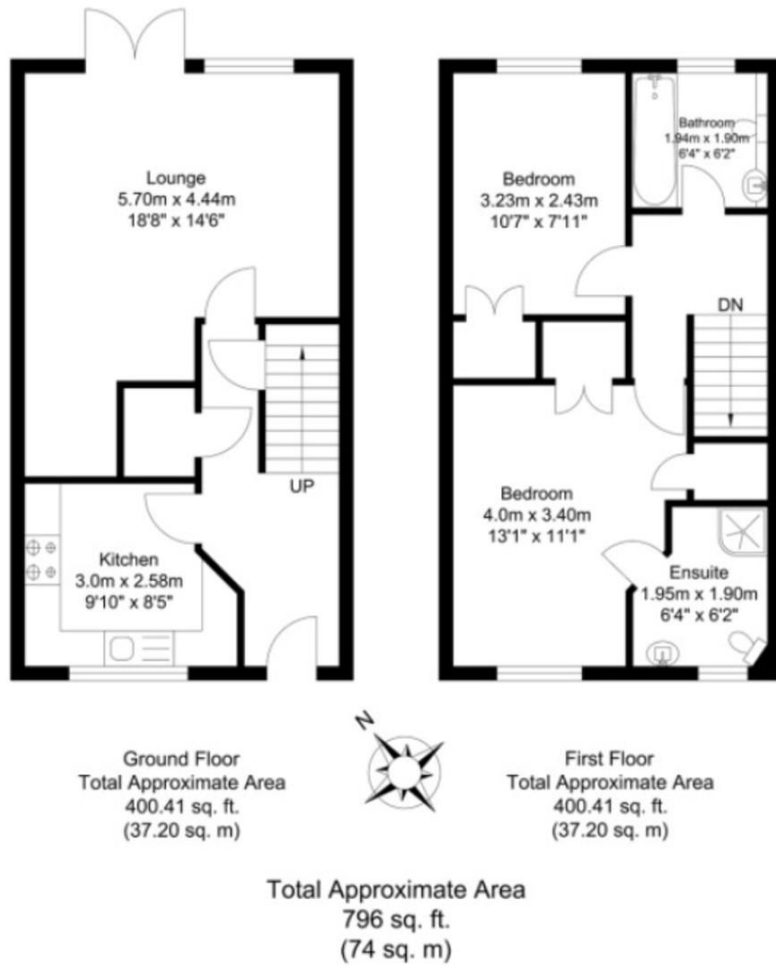
No onward chain

Council Tax Band B £1803

Gas central heating & double glazed windows.

Viewing through Jacobs & Hunt, Petersfield.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		90 B
69-80	C	71 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

