





Please contact Jacobs & Hunt to arrange a viewing of this attractive, three-bedroom detached property in a sought-after residential area, in the ever popular village of Clanfield. The property occupies a corner plot, and benefits from driveway parking for two vehicles, as well as an integral garage.

The property comprises of;

Sizeable entrance hallway with downstairs cloakroom and staircase to first floor. There is a large lounge/diner, a bay window allows the space to be filled with natural light and there is a gas fireplace. French doors to rear garden.

The kitchen is modern and well-presented with a rear aspect. There are a range of units and built in appliances and a four-ring induction hob. Off the kitchen is a utility room with door to rear garden and space for white goods. Door to garage.

Upstairs, there are three bedrooms including two double rooms and one single. These are serviced by a family bathroom with a bath and shower overhead.

Externally, the property offers plenty of space occupying a corner plot. There is a front garden that is laid to lawn that wraps around to the rear. Offering ample room for entertaining and al-fresco dining, there is a patio area, generous lawn with raised bed and a shed.

The property offers easy access to both Horndean & Clanfield, and a short journey to more comprehensive facilities in Petersfield, as well as a mainline railway station.



All mains services.

Gas central heating.

Double glazed throughout.

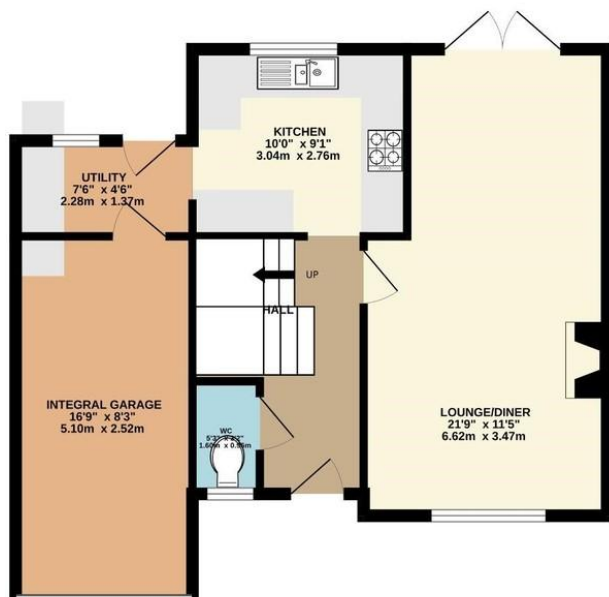
Council tax band D - £2232 per annum.

Viewings through the vendors' sole agents, Jacobs & Hunt.

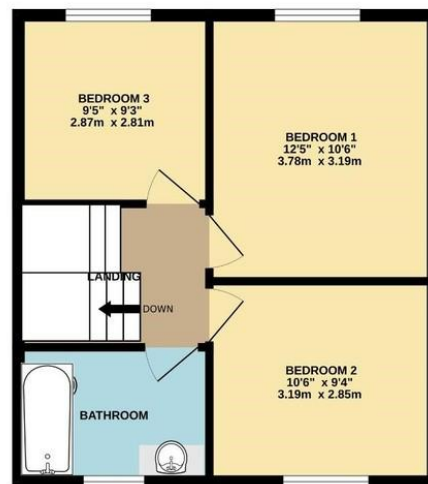
WE ARE OPEN 7 DAYS A WEEK FOR YOUR VIEWING
CONVENIENCE!



GROUND FLOOR
583 sq.ft. (54.2 sq.m.) approx.



1ST FLOOR
422 sq.ft. (39.2 sq.m.) approx.



TOTAL FLOOR AREA : 1005 sq.ft. (93.3 sq.m.) approx.



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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 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



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