



South Acre, Petersfield

Offers Over £475,000



Williams of Petersfield

INDEPENDENT ESTATE AGENTS

South Acre, Petersfield

Uncover the potential of your future home in the heart of South Harting with this beautifully situated semi-detached bungalow on South Acre. Dating back to 1967, this residence invites you to transform it into something truly wonderful. This bungalow offers untouched views of Harting Down on your doorstep.

Nestled in a quiet cul-de-sac, the property welcomes you with a front garden and driveway, setting the tone for a peaceful village lifestyle. Immerse yourself in the romance of the surroundings, with breath-taking views awaiting you in the rear garden—a perfect retreat for nature lovers.

Step inside to find two bedrooms to your right, including a second bedroom with ample wardrobe space and stunning views. The living room, an ideal space for both relaxation and dining, features sliding patio doors that seamlessly connect the interior with the picturesque outdoors. The adjacent kitchen presents an exciting opportunity for an open-plan layout, subject to planning. There is also a side door for easy access to the garden.

The front bedroom, a double bedroom with built-in wardrobes and a family bathroom completes this bungalow. The garage, accessible from the front driveway, opens up possibilities for storage, parking, or potential expansion, subject to planning.

Embrace the endless possibilities of this home—create your retreat in the south-facing garden, perfect for enjoying the morning sun. Whether you seek a tranquil haven or a space to unleash your gardening passion, this bungalow, in need of updating, offers it all.

Probate granted.
EPC - E
Council Tax - D



Location - South Harting

South Harting is a West Sussex village south-east of Petersfield. Petersfield is 17 miles north of Portsmouth on the A3 road. The town has its own railway station on the mainline rail link connecting Portsmouth and London (Waterloo). The town is situated on the northern slopes of the South Downs. Petersfield lies wholly within an area of outstanding national beauty and within the boundary of the newly created South Downs National Park. The town is on the crossroads of the well used north-south (A3) and east-west (A272) routes and it originally grew as a coach stop on the Portsmouth to London route.

Local authority - Chichester


Chichester District Council
East Pallant House, 1 East Pallant
Chichester
West Sussex
PO19 1TY
01243 785166

Additional Information

Mains Electric
Mains Drainage
Storage Heaters

Tenure

Freehold

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		78
(69-80) C		
(55-68) D		
(39-54) E	50	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



South Acre, GU31 5LJ

Approximate Gross Internal Area = 83.9 sq m / 903 sq ft

Garage = 10.9 sq m / 117 sq ft

Total = 94.8 sq m / 1020 sq ft



These plans are for representation purposes only as defined by RICS - Code of Measuring Practice. Not to Scale.
Produced for Williams of Petersfield. (ID1039483)

Williams of Petersfield

6 - 8 College Street, Petersfield, Hampshire, GU31 4AD

01730 233333 sales@williamsopetersfield.co.uk www.williamsopetersfield.co.uk

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