



Tilmore Gardens, Petersfield

Offers Over £700,000



Williams of Petersfield

INDEPENDENT ESTATE AGENTS

Tilmore Gardens, Petersfield

Tucked away in a desirable, elevated spot on Tilmore Gardens in Petersfield, this wonderful bungalow is brimming with potential and offered with no onward chain.

Step through the front door into a welcoming hallway that leads to a bright and spacious living room. With a large front-facing window and a characterful fireplace, it's the perfect place to relax while enjoying the elevated outlook.

Continue through to the kitchen, a generous space full of promise and ready for a modern makeover. A rear door offers direct access to the garden.

The bungalow features three comfortable double bedrooms, each offering good proportions and plenty of natural light. A family shower room sits conveniently off the hallway. One of the bedrooms is tucked away at the end of the bungalow, providing a peaceful and private retreat, ideal for guests, teenagers, a home office or studio.

Outside, the property sits on a generous plot of approximately 0.2 acres. The rear garden is a substantial size and offers an incredible amount of potential, whether you're dreaming of landscaped entertaining areas, growing your own produce, or simply enjoying the open space. The front garden enhances the home's kerb appeal, while the private driveway provides off-street parking and access to the car port.

Located close to local schools and within walking distance of Petersfield town centre, this is a rare opportunity in a sought-after semi-rural setting.

No Onward Chain
Council Tax - D
EPC - D
Probate granted.



Location

Petersfield is a market town and civil parish in the East Hampshire district of Hampshire. It is 17 miles north of Portsmouth on the A3 road. The town has its own railway station on the Portsmouth direct line, 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 natural beauty and within the boundary of the 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. Petersfield is twinned with Barentin in France and Warendorf in Germany. Petersfield is a popular location for families, due to the choices of schools available, including; Churchers College, The Petersfield School (TPS) Herne Junior school and a number of infant schools and playgroups nearby. The town centre offers a good selection of shops and facilities, including Waitrose, Tescos and Lidl supermarkets and a mixture of High street brands and local independent businesses. Being within the South Downs National Park there are a plethora of country walks and cycle paths and the jewel in the Town's crown is the Heath & Lake.

Local authority

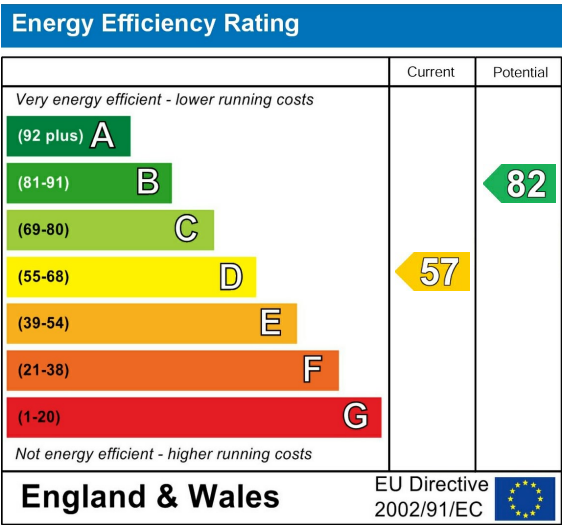
East Hampshire District Council
Penns Place, Petersfield
Hampshire, GU31 4EX

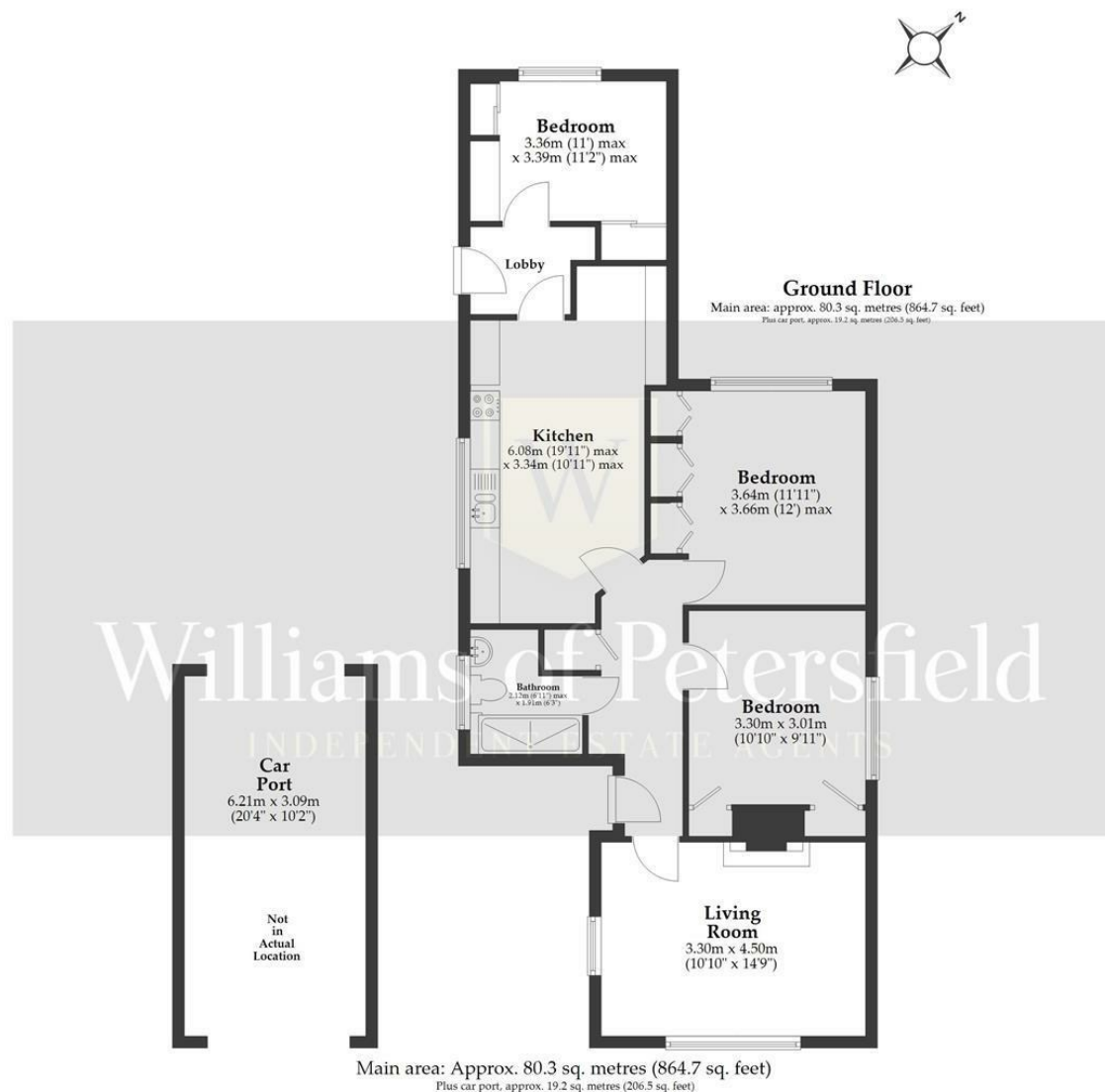
Additional Information

All main services

Tenure

Freehold





This plan has been produced by E Property Marketing for illustrative purposes only and should be used as such by any prospective purchaser. Whilst every effort has been made to ensure the accuracy of this plan, measurements of doors, windows, rooms, and other items are approximate. No responsibility is taken for any error, omission, or misstatement.

Williams of Petersfield

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

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

The Property Misdescriptions Act 1991: The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of a property are based upon information supplied by the seller. The agent has not had site of the title documents. A buyer is advised to obtain verification from their solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.