



North Road, Petersfield

Price Guide £490,000



Williams of Petersfield

INDEPENDENT ESTATE AGENTS

North Road, Petersfield

We're really excited to offer this lovely and unique character home, full of charm, warmth, and personality. Built in the 1920s, this property still holds many of its original and beautiful period features that give it such a special feel. The current owners have lovingly updated it over the years, adding a modern touch while keeping its character. One of the main highlights is the open-plan kitchen and dining area, a popular layout for modern family life and entertaining.

As you walk through the front door, you're welcomed into a bright and airy hallway. On the right-hand side, there's a cosy and comfortable living room with a lovely fireplace as the centrepiece, and a large front window that brings in lots of natural light.

From the hallway, you step into the heart of the home, a spacious, open, and light-filled kitchen-diner. This room is a fantastic size and has been really well designed, with plenty of worktop space, lots of storage, and room for a large dining table. It's the kind of place where everyone naturally gathers, whether you're cooking, eating, working from home, or hosting friends. The big windows at the back offer a lovely view of the garden, and there is a door leading straight out, making it perfect for indoor-outdoor living in the warmer months. Just off the kitchen, there's a handy utility room and a useful a downstairs toilet.

Heading upstairs, you'll find three good-sized bedrooms, all full of natural light thanks to the large windows. Each room has high ceilings, which makes them feel even bigger and more spacious. They're perfect for a family, guests, or home office. The main bedroom is particularly generous and peaceful. The second and third bedrooms are also a great size, both offering flexibility for different needs.

Outside, the south-west facing garden is a real hidden treasure, private, peaceful, and full of charm. There's a lovely patio perfect for unwinding.

Council Tax - C
EPC - C



Location

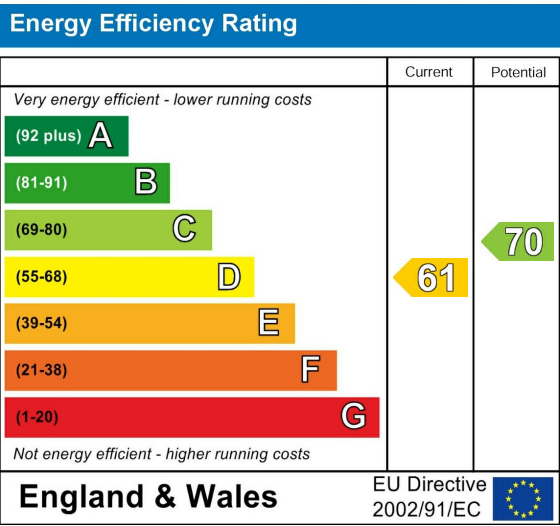
Petersfield is a market town and civil parish in the East Hampshire district of Hampshire. It is 17 miles north of Portsmouth on the A3 road. The town has its own railway station on the Portsmouth direct line, the mainline rail link- connecting Portsmouth and London (Waterloo). The town is situated on 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

Tenure

Freehold





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