



Penns Road, Petersfield

**Price Guide £475,000**



**Williams of Petersfield**

INDEPENDENT ESTATE AGENTS



## Penns Road, Petersfield

This charming three-bedroom Victorian home enjoys a peaceful setting on a quiet residential no-through road, just a short walk from Petersfield town centre and the railway station.

The property offers generous ground-floor accommodation, with a welcoming lounge to the front that flows into a dining area and open-plan living space, leading on to a modern fitted kitchen. French doors open out to a mature rear garden featuring a lovely patio area.

The first floor features two generously sized bedrooms and a modern family bathroom, while the second floor has a further bedroom with an en-suite WC.

The property benefits from a driveway for one car and there is possibility to park on-street within the cul-de-sac.

Agent's note: Please note that the internal photos are historic and may not reflect the property's current condition.

EPC - E  
Council Tax Band - D





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

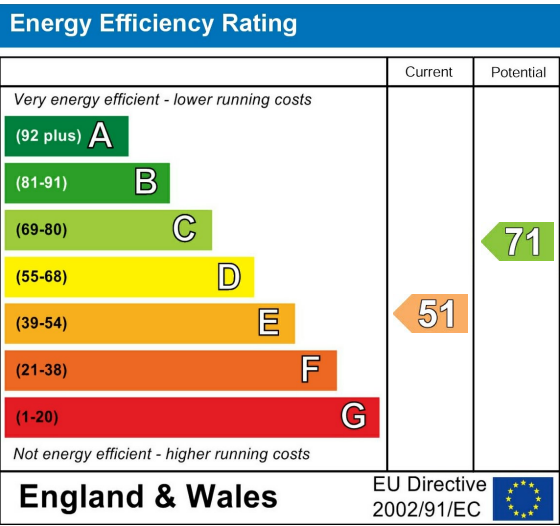
East Hampshire District Council  
Penns Place, Petersfield  
Hampshire, GU31 4EX

Additional Information

All main services

Tenure

Freehold





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