



**Selbon**

Residential sales & lettings

Gally Hill Road, Church Crookham,  
Hampshire, GU52 6QE

Offers over £750,000 Freehold



**01252 979300**

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- Period Wing Retaining Many Original Features
- Two Bathrooms
- Two Further Reception Rooms
- Porch, Entrance Hallway & Cloakroom
- Driveway Parking
- Four/Five Bedrooms
- Kitchen/Dining Room
- Cellar (in need of modernisation)
- Approx. 140ft Mature Rear Garden
- Close to Local Schools & Amenities

Selbon Estate Agents are delighted to offer to the market this impressive Victorian wing, offering versatile accommodation measuring over 2400 Sq.Ft. and arranged over three floors, situated in this non-estate location in Church Crookham.

This charming character property boast not just one, but two reception rooms, this house offers ample space for entertaining guests or simply unwinding after a long day. With 4/5 bedrooms spread across the property, there is plenty of room for a growing family or visiting guests.

The property is conveniently located for local amenities and schools and is currently in the catchment area of Tavistock Infant school, Church Crookham Junior school and Court Moor Secondary school.

As a period property, this house exudes charm and elegance with its unique features that add a touch of history, including; large windows, picture rails, high ceilings and deep skirting boards.

The principle living accommodation includes; 19ft. sitting room with feature fireplace and bay window, dining room, snug/family room, kitchen/dining room and a cloakroom. The kitchen is fitted with a range of eye and base level cupboard and drawer units with space for range cooker and further appliances.

From the kitchen there is access to the cellar which would lend itself to two further rooms but would need to be renovated.

To the first floor boasts two double bedrooms, both with fitted shower cubicles and built-in wardrobe to bedroom one. In addition there is also a family bathroom on this floor. To the second floor there are 2/3 further bedrooms with single built-in wardrobe and a shower room.

The property is approached via a gravel driveway which provided off-street parking for several vehicles.

The rear garden measures an impressive 140ft. in length and is predominately laid to lawn with a raised decked area immediately to the rear of the property which is accessed from the kitchen. There is also a detached garage which has been converted into office space.







WHEN WE BELIEVE  
IN OURSELVES WE CAN  
MAKE ANYTHING HAPPEN

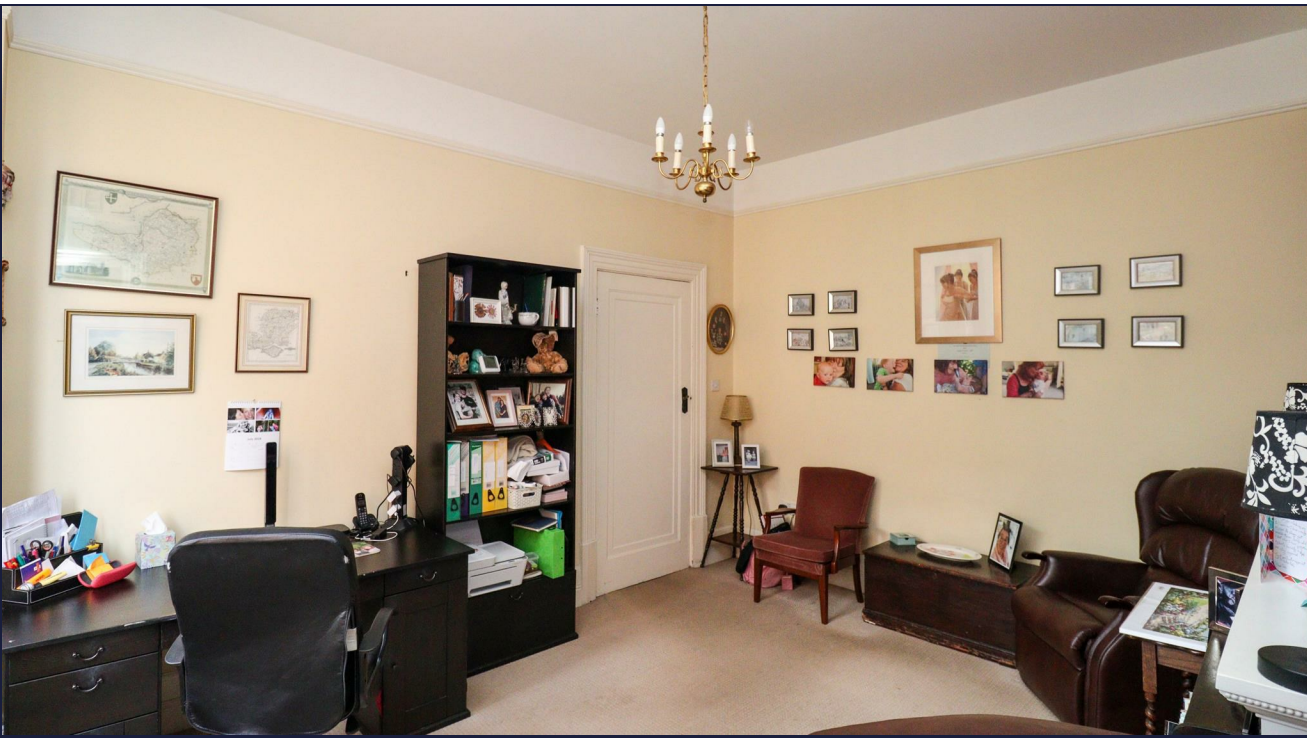
Love the life you live

Love the life you live















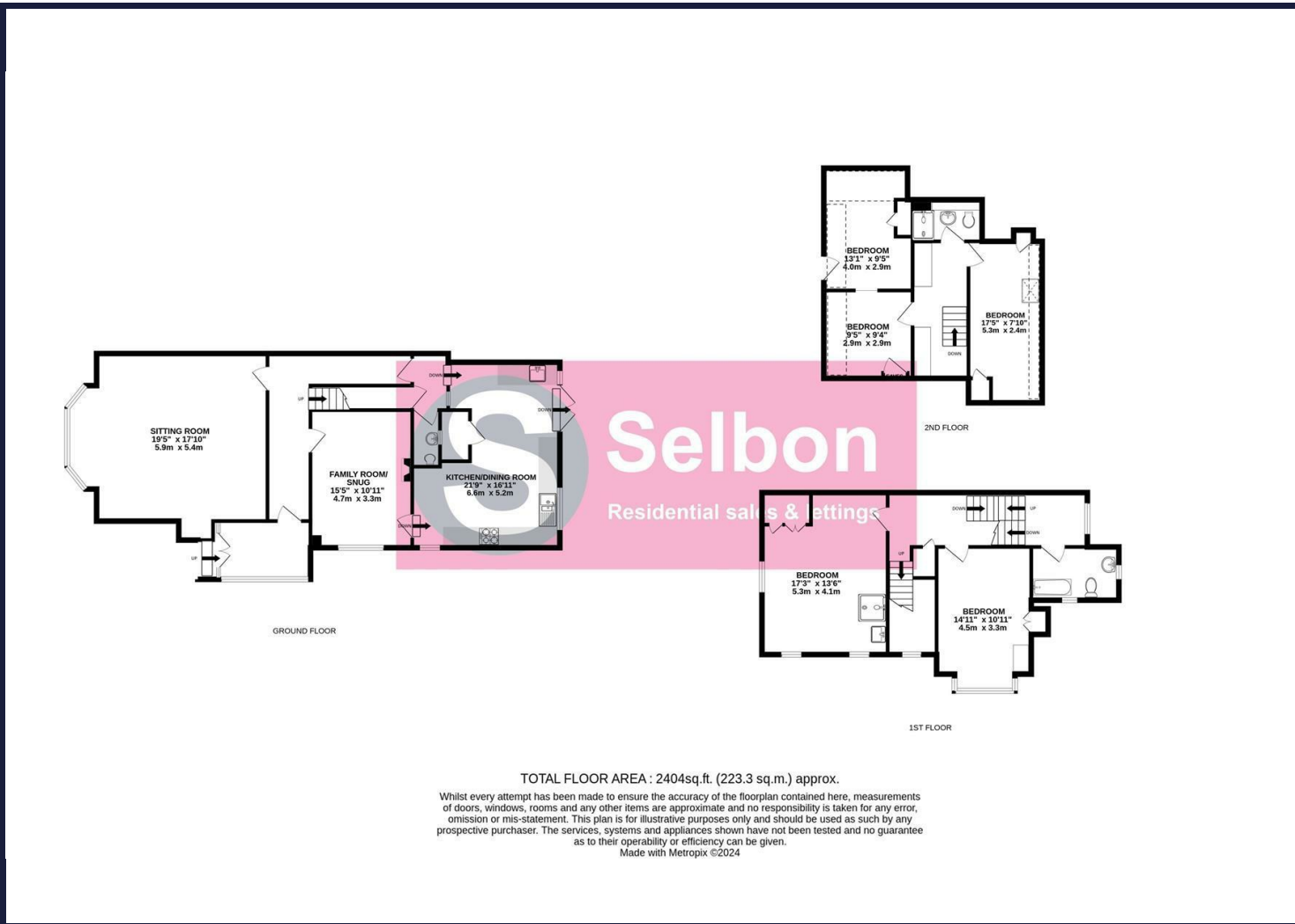




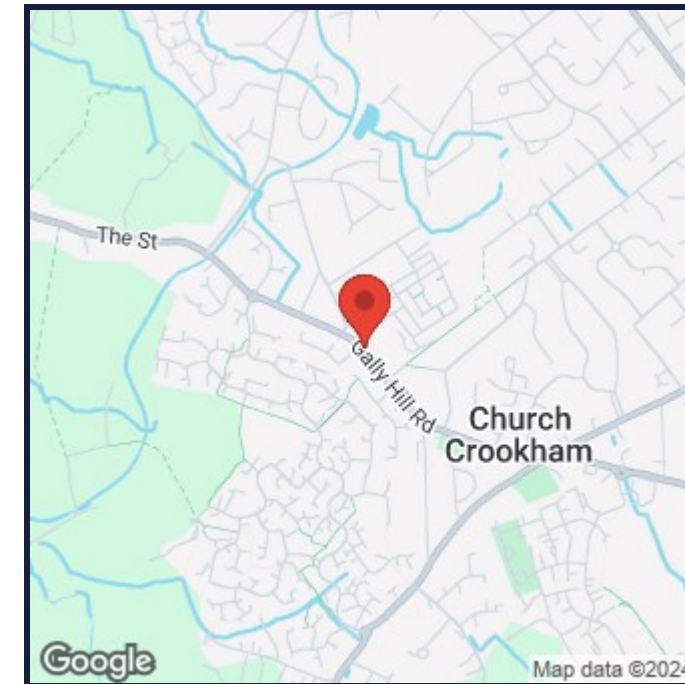




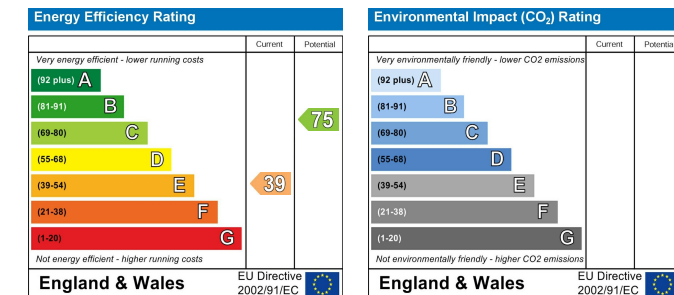
## Floor Plans



## Area Map



## Energy Performance Graph



## Viewing

For further information on this property or to arrange a viewing please contact Selbon Estate Agents on 01252 979300

## Council Tax Band: F

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## Selbon Property Services Ltd

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