

## Market Hill, Whitchurch, HP22

Offers Over £375,000

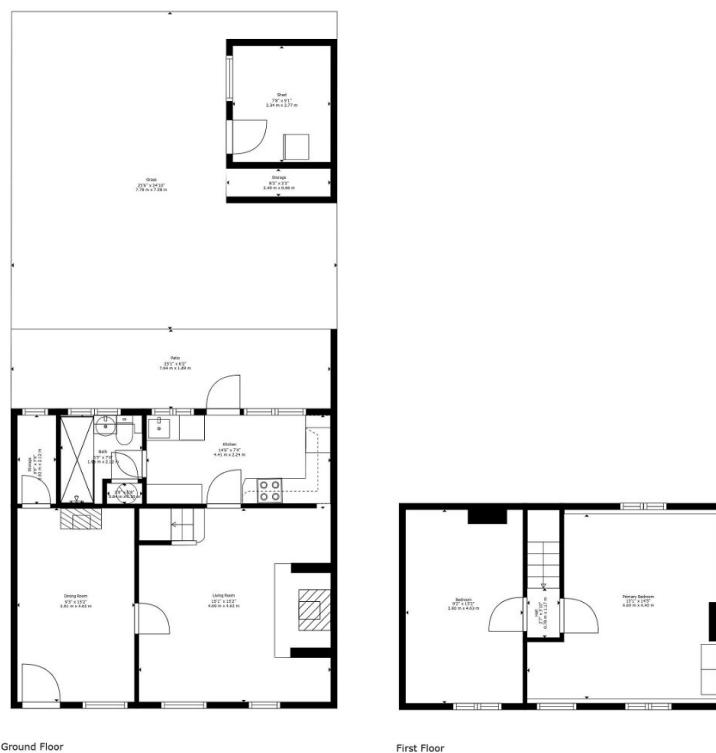
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We are delighted to welcome April Cottage to the market, a charming Grade II Listed two bedroom cottage arranged over 904 sqft dating back to the 17th century, in the heart of Whitchurch.

## Key Features

- WHITCHURCH VILLAGE
- GRADE II 17TH CENTURY LISTED COTTAGE
- ONE BATHROOM
- GRAMMAR SCHOOL CATCHMENT
- OFF STREET PARKING
- 904 SQFT
- TWO BEDROOMS
- PERIOD FEATURES, EXPOSED BEAMS AND VAULTED CEILINGS
- LARGE SUNNY GARDEN
- CHAIN COMPLETE PRE-SALE



**TOTAL: 904 sq. ft, 84 m<sup>2</sup>**  
 GROUND FLOOR: 529 sq. ft, 49 m<sup>2</sup>, FIRST FLOOR: 375 sq. ft, 35 m<sup>2</sup>  
 EXCLUDED AREAS: PATIO: 157 sq. ft, 15 m<sup>2</sup>, STORAGE: 39 sq. ft, 4 m<sup>2</sup>, SHED: 70 sq. ft, 7 m<sup>2</sup>,  
 GRASS: 525 sq. ft, 49 m<sup>2</sup>, \*: 5 sq. ft, 0 m<sup>2</sup>

For Illustrative Purposes Only. Confirm Measurements Prior To Making Any Decisions.

