



Parsons Cottage High Street, East Meon

Guide Price £450,000

Parsons Cottage High Street

East Meon, Petersfield

Nestled in the picturesque village of East Meon, this delightful three-bedroom mid-terrace character cottage combines period charm with comfortable living. Full of traditional features, the home offers a warm and welcoming feel throughout, while being perfectly situated to enjoy the surrounding South Downs countryside.

On the ground floor, the cosy sitting room is enhanced by an exposed brick fireplace and beams, leading through to a well-proportioned kitchen/dining area that provides ample space for family meals and entertaining. Upstairs, there are three bedrooms, each with its own character, and a family bathroom.

The cottage benefits from a private rear garden, ideal for relaxing or outdoor dining.

Located in the heart of East Meon, the property is within easy reach of the village shop, a pub, a primary school and stunning countryside walks. For commuters, Petersfield with its mainline station and wider amenities is just a short drive away.

This is a rare opportunity to acquire a charming village home in one of Hampshire's most sought-after locations.

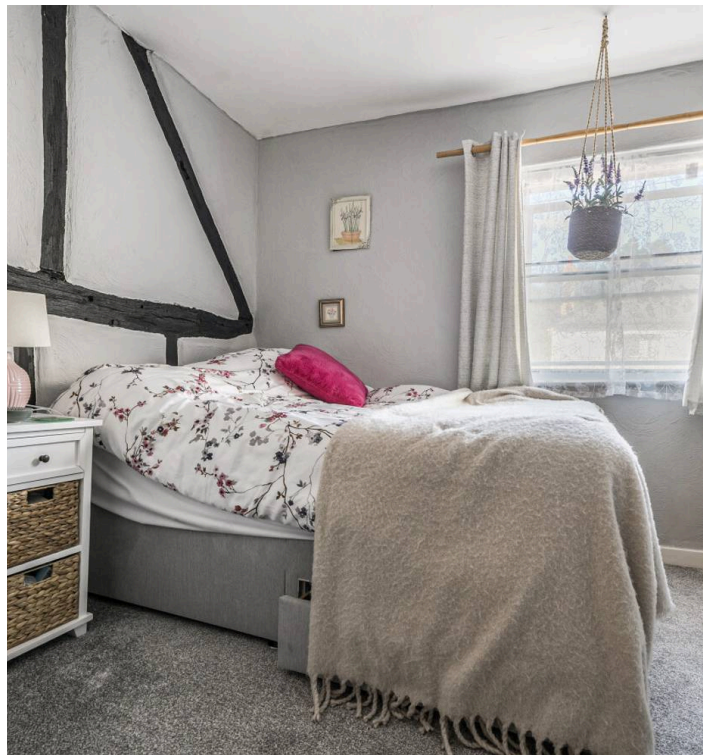
Council Tax band: E

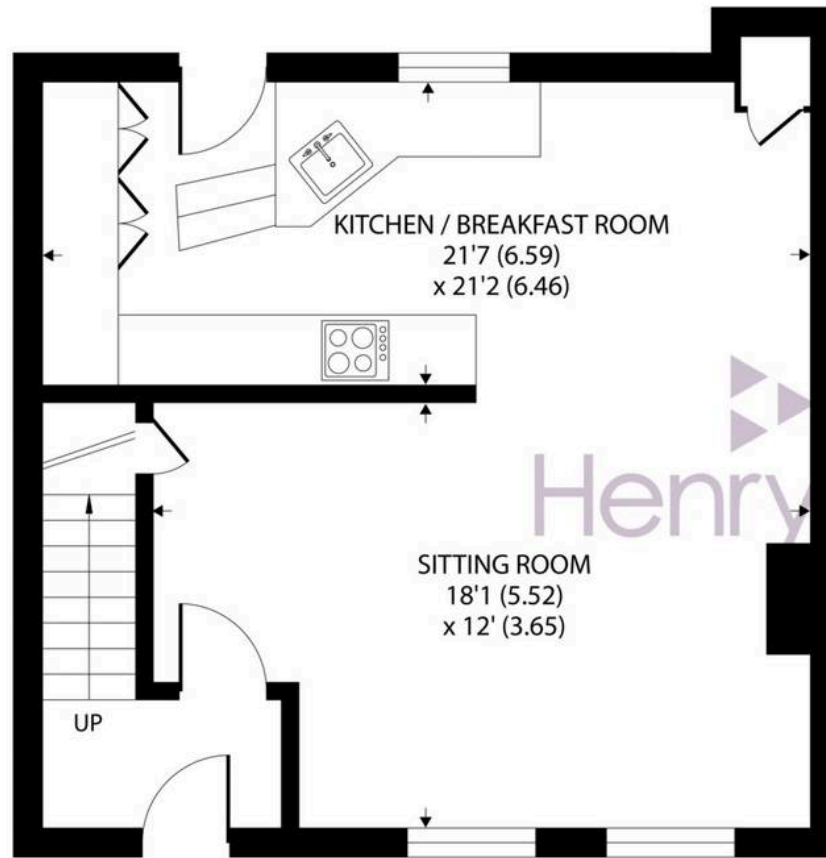
Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

- Beautifully Positioned in the Heart of East Meon.
- Three Bedroom Mid-Terrace Cottage.
- Charming Characterful Features.





GROUND FLOOR



FIRST FLOOR

High Street, East Meon, Petersfield

Approximate Area = 907 sq ft / 84.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Henry Adams. REF: 1356606



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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.