



OLD BASING HOUSE, THE STREET, OLD BASING

Hampshire, RG24 7DA



RARE AND HISTORIC HOUSE OF TIMELESS ELEGANCE

A Grade II listed property with origins in the 16th and 18th centuries with later additions. The house combines timeless architecture with elegant interiors and offers immense character and versatility.



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5



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EPC

D

Local Authority: Basingstoke and Deane Borough Council

Council Tax band: H

Tenure: Freehold

Services: Mains drainage, water, electricity and gas



OLD BASING HOUSE

The impressive façade features a symmetrical pediment with stucco moulding and Greek-style pillars, giving the house a striking presence. Inside, the grand entrance hall welcomes with a patterned stone floor and balustrade staircase. Period features are found throughout, including sash windows, fireplaces, shutters, carved architraves, and beautiful flooring. The principal reception rooms boast high ceilings and elegant proportions. The drawing room with fireplace opens to the garden terrace, ideal for entertaining. There is a formal dining room and a versatile study/playroom with fitted library shelving. The older wing offers an interconnected kitchen, breakfast room, and a comfortable sitting room with a wide inglenook fireplace. The kitchen features a central island, Aga, traditional cabinetry, and links to a utility/boiler room. A cellar lies partially beneath offering excellent storage.







Upstairs, the layout is flexible. The principal suite includes a west-facing bedroom, walk-in wardrobe and en suite bathroom with potential to expand into an adjoining bedroom. A guest bedroom also features an en suite, and four further bedrooms are served by two bathrooms. An additional room could serve as a dressing area or private annexe, with access to a secondary kitchen and shower room below—ideal for staff or an au pair.



The west-facing gardens are a delight, with sweeping lawns, clipped topiary, seasonal planting, and mature trees. A stone terrace frames the Georgian façade, while an outdoor pool with a covered seating area offers privacy and relaxation. Beyond is a more natural area with orchard and vegetable garden.

A courtyard provides parking and is bordered by versatile outbuildings, including games room, workshops, garaging, and store rooms.

Old Basing House offers a special opportunity to own a historic home full of charm and potential, set in one of Hampshire's most historic villages.



LOCATION

Basingstoke 3 miles, Reading 16 miles, M3 (J6) 3 miles, M4 (J11) 14 miles, London Waterloo via Basingstoke station from 44 minutes (All distances and times are approximate)

Old Basing House is situated close to the heart of the village of Old Basing. This thriving village provides everyday facilities, including a bakery/coffee shop, village store, public houses, doctors, dental and veterinary surgeries, as well as a church, village hall, tennis, cricket, bowling and archery clubs. There is a highly regarded infants and primary school within the village. Independent schools nearby include Wellesley Prep, Sherfield School, Lord Wandsworth and Cheam, to name but a few. Basingstoke town centre is close by and provides an extensive range of shopping, educational and recreational facilities. There are stations at Hook and Basingstoke, providing fast and frequent services to London Waterloo. The surrounding countryside is most delightful, throughout which are many public footpaths and attractive walks across farmland and along the Rivers Lyde and Loddon.







Old Basing House, The Street, Old Basing.



Approximate Gross Internal Area
House 540 sq m / 5809 sq ft
Outbuildings 99 sq m / 1059 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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