



Black Fox Cottage, Prinsted Lane, Emsworth PO10 8HR



RARELY AVAILABLE... Detached Grade II Period Home believed to date from the late 1700s and set within large gardens in the sought-after village of Prinsted. A delightful village nestled on the shore of Chichester Harbour, Prinsted is popular with coastal walkers and water enthusiasts alike.

With original features of Inglenook Fireplace, brick hall floor and Oak Beams throughout, this Four Bedroom period home is full of charm & character. The property has Three Reception Rooms, with parquet flooring in the Sitting/Dining Room. It has the additional benefit of a Large Barn and another Outbuilding close to the main house. There are extensive gardens & lawns, and a wide driveway to the property and the barn. The barn has potential, subject to planning.

- DETACHED GRADE II LISTED PERIOD HOME
- POPULAR HARBOURSIDE VILLAGE LOCATION
- THREE RECEPTION ROOMS
- FOUR BEDROOMS, FAMILY BATHROOM
- GAS HEATING
- EXTENSIVE GARDENS
- LARGE BARN & OUTBUILDING

Asking Price
£1,450,000
Freehold





ACCOMMODATION

This Period Property comprises,

GROUND FLOOR:

- Hall with brick floor
- Cloakroom
- Living Room/Dining Room with Inglenook Fireplace & parquet floor
- Kitchen
- Breakfast/Dining Room



FIRST FLOOR:

- Principle Bedroom with original fireplace
- Bedroom 2 with original fireplace
- Bedroom 3
- Bedroom 4
- Bathroom & separate WC

EXTERIOR:

- Outbuilding
- Barn (potential subject to planning)





LOCATION

Prinsted is a delightful village nestled on the shore of Chichester Harbour. This Area of Outstanding Natural Beauty is a water enthusiasts paradise, with beautiful walks along the shore, a lively dinghy-sailing and water sports scene, and two marinas close by.

Near at hand is the bustling harbour side market town of Emsworth, which has a choice of independent shops, pubs and restaurants.

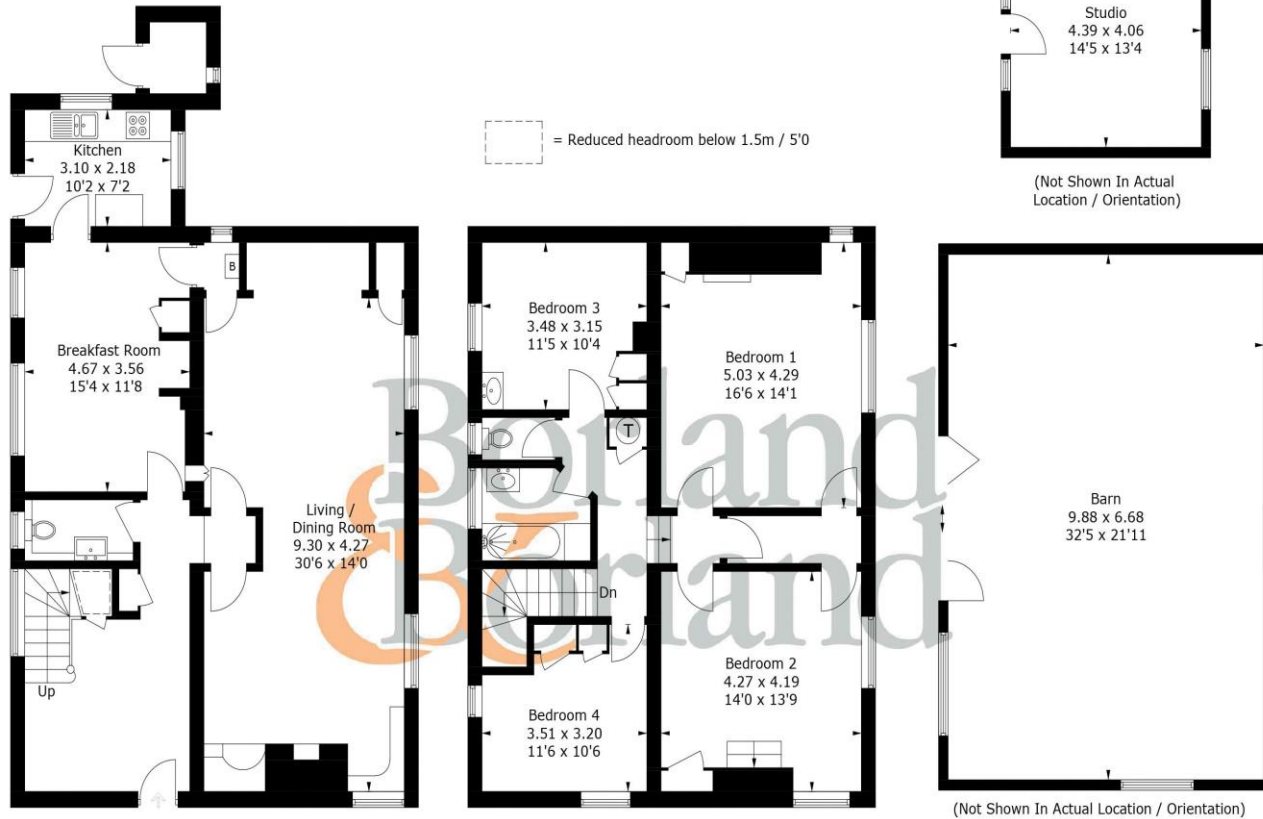
Prinsted is well connected, with the A259 and Southbourne railway station nearby providing transport links to London and Portsmouth, Southampton, Brighton. To the East is the cathedral city of Chichester with its internationally renowned Festival Theatre. Golf, flying, horse and motor racing on the nearby Goodwood Estate.





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Approximate Gross Internal Area = 174.6 sq m / 1879 sq ft
 Barn / Studio / External Cupboard = 85.9 sq m / 925 sq ft
 Total = 260.5 sq m / 2804 sq ft



Ground Floor

First Floor

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Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. (ID1020952)

Directions

SATNAV: PO10 8HR

9a High Street, Emsworth, Hampshire PO10 7AQ

Tel: 01243 377655

property@borlandandborland.co.uk

www.borlandandborland.co.uk

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