



# WINDMILL COTTAGES

Selborne Road, Alton, GU34 3HT



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GU34 3HT

A fabulous family home beautifully converted from three Victorian cottages with far reaching westerly views on a 1 acre plot.

## Accommodation

5 bedrooms, 2 with ensuite shower rooms | Large Sitting Room with open fire | Kitchen/Breakfast Room with AGA | Snug | Playroom | Downstairs shower room | Family Bathroom | Large Utility Room | Triple Garage | House approx. 2,201 sq ft (204.5 sq m) | Gardens and grounds totalling just over an acre | EPC F37

Alton 4 miles | Petersfield 9.5 miles  
| Winchester 19 miles | Guildford 23 miles | London Waterloo from Alton in just over an hour | Mileages and times approximate





## WINDMILL COTTAGES

Windmill Cottages is a beautifully presented family home, cleverly created from Victorian origins as three farmworkers' cottages. Light, bright and stylish throughout, the property has been thoughtfully modernised while retaining a wealth of character and charm.

The spacious sitting room spans the width of the house and features an open fireplace and beautiful oak flooring. The well-appointed open plan kitchen / breakfast room has French doors opening onto the terrace, while the utility room is conveniently positioned just off the kitchen, with an outside door to the parking area. Also on the ground floor is a shower room, a spacious snug and a playroom, providing plenty of space for family living and entertaining.

Upstairs there are five bedrooms, two of which have ensuite shower rooms, as well as a family bathroom. All of the bedrooms are good sizes, with original fireplaces and charming countryside views.



## OUTSIDE

Windmill Cottages is approached from the Selborne Road via a sweeping driveway that leads to the triple garage and onto the house with generous parking. The garden is mostly laid to lawn bordered by hedging and mature trees with beautiful far reaching views and provides a fantastic space for keen gardeners or children to enjoy. A terrace immediately behind the house provides an ideal space for entertaining or relaxing. In all the garden and grounds total approximately 1 acre.

## SITUATION

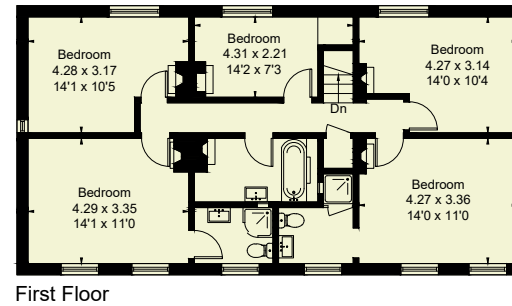
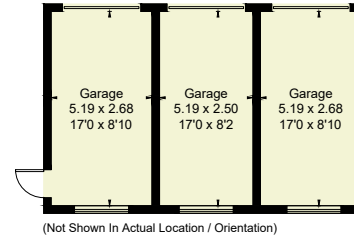
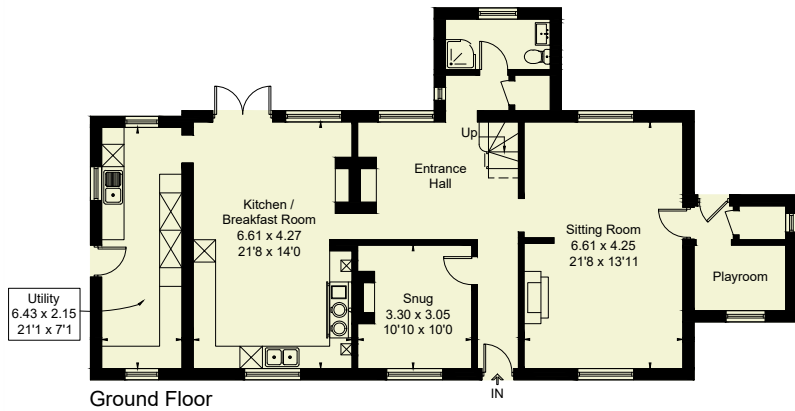
Windmill Cottages is discreetly set back from the Selborne Road behind a hedge with views towards Farringdon and beyond.

The house lies on the edge of the South Downs National Park and just north of the village of Selborne which is one of Hampshire's rural gems with an unspoilt landscape featuring the ancient wooded Hangers. The village has an active community with village hall, church, pub, primary school and recreation ground. Gilbert White's House & Gardens sits within the heart of the village, open to the public with a delightful Cafe and Gift Shop. Alton is just 4 miles away and Petersfield is about 9 miles away both offering wider shopping and amenities and mainline stations. The A31 at Alton provides good regional transport links to Winchester and Farnham and the A3 at Liss to London, Guildford and the south coast.

Hampshire is well catered for with top performing state and independent schools (Bedales, Churchers, Highfield, Lord Wandsworth College and St Swithuns). There are many footpaths and bridleways in the area as well as the local lanes which provide a fantastic network of walks and cycle routes (including the National Trust land at Selborne Common).



Approximate Floor Area = 204.5 sq m / 2201 sq ft  
Garages = 43.2 sq m / 465 sq ft  
Total = 247.7 sq m / 2666 sq ft



## GENERAL REMARKS

### Method of Sale

The property is offered for sale by private treaty.

### Services

Private water supply. Mains electricity, oil fired central heating and septic tank.

### Broadband availability

Superfast available (according to OFCOM)

### Mobile/Internet

#### Coverage

Good Outdoors / Average Indoors

### Tenure

Freehold with vacant possession.

### Construction

Brick

### Local Authority

East Hampshire District Council

[www.easthants.gov.uk](http://www.easthants.gov.uk)  
01730 266551

### Council Tax Band

C

### EPC

F37

### Postcode

GU34 3HT

### Directions

From Petersfield take the A3 towards Guildford. At the Ham Barn Roundabout take the B3006 to Selborne. Go through the village of Selborne, past Norton Farm and a few hundred yards on the left you will see the driveway to Windmill Cottages.

### What3Words

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### Viewings

By appointment with BCM Wilson Hill only.

These particulars are dated June 2026.

### IMPORTANT NOTICE

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## Petersfield

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