



13B THE SPAIN

Petersfield, Hants, GU32 3JZ

TO LET
£1,800 PCM



13b The Spain

Petersfield, Hants, GU32 3JZ

A wonderful newly refurbished semi-detached house with two ensuite double bedrooms in the heart of Petersfield.

THE PROPERTY

13b The Spain has been fully refurbished to a high standard throughout. Ideally located in the heart of Petersfield, within the historic area known as "The Spain". The property is just a short walk from local shops, the doctor's surgery, and the train station. Petersfield, set within the South Downs National Park, offers a wide variety of amenities and benefits from a mainline station with direct services to London and Portsmouth, as well as convenient access to the A3.

The ground floor features a spacious sitting room with a bay window and understairs cupboard, a newly fitted kitchen/breakfast room, and a cloakroom. Upstairs, there are two double bedrooms, both with en-suite bathrooms. The front bedroom enjoys attractive rooftop views across Petersfield. Outside, the property includes

allocated parking for one car to the front and a charming courtyard garden to the rear.

ADDITIONAL INFORMATION

Services

Gas central heating
Mains electricity, water and drainage
Mobile coverage good outdoor and in home (according to Ofcom)
Broadband ultrafast full fibre (according to Openreach)

EPC
C70

Local Authority

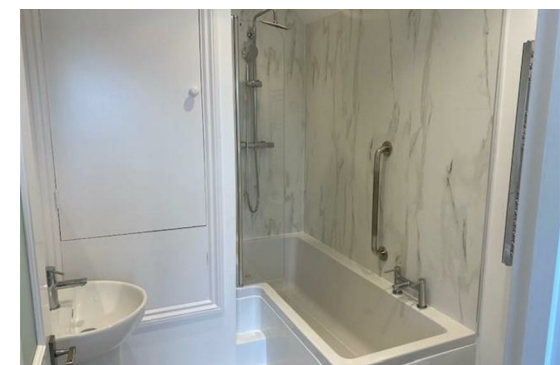
East Hampshire District Council - band D

Pets

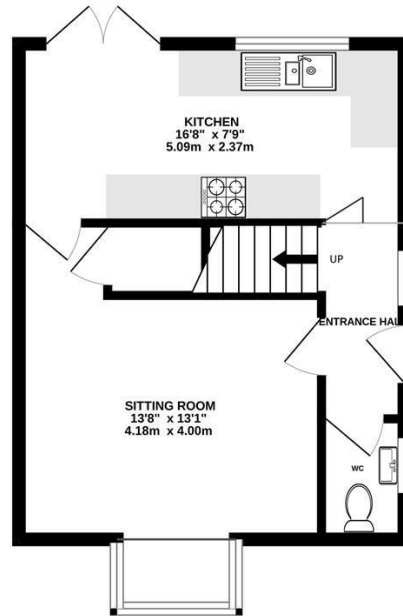
Well behaved pets considered

Deposit

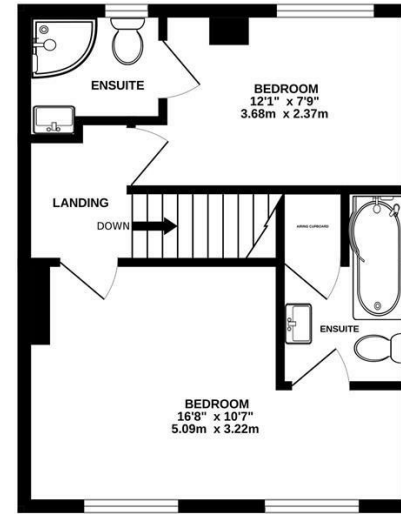
Holding Deposit - £415
Security deposit - £2,076



GROUND FLOOR
374 sq.ft. (34.7 sq.m.) approx.



1ST FLOOR
353 sq.ft. (32.8 sq.m.) approx.



TOTAL FLOOR AREA : 727 sq.ft. (67.6 sq.m.) approx.

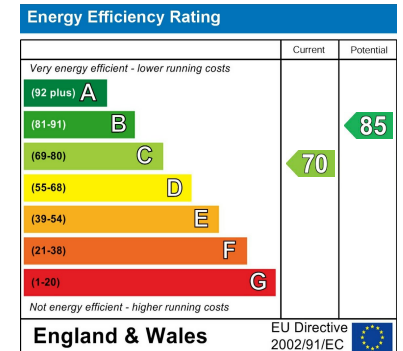
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026



IMPORTANT NOTICE

BCM Wilson Hill for themselves and the Landlord give notice that:

- 1: These particulars have been prepared in good faith to give a fair overall view of the property, do not form any part of an offer or contract, and must not be relied upon as statements or representations of fact
- 2: Applicants must rely on their own enquiries by inspection or otherwise on all matters
- 3: The information in these particulars is given without responsibility on the part of BCM Wilson Hill or their clients. Neither BCM Wilson Hill nor their employees have any authority to make or give any representations or warranties in relation to this property
- 4: Any areas, measurements or distances referred to are given as a guide only and are not precise. Photographs are not necessarily comprehensive nor current; no assumption should be made that any contents shown are include in the let nor with regards to parts of the property which have not been photographed
- 5: Nothing in these particulars should be deemed to be a statement that the property is in good structural condition or that any services or equipment are in good working order- nor have BCM Wilson Hill tested them



Lettings - Petersfield

01730 262600

petersfield@bcmwilsonhill.co.

Offices at: Winchester | Petersfield | Isle of Wight | Oxford

bcmwilsonhill.co.uk

