



Lees Hill, South Warnborough

McCarthy
Holden

Guide Price £850,000



The Old School, Lees Hill

South Warnborough

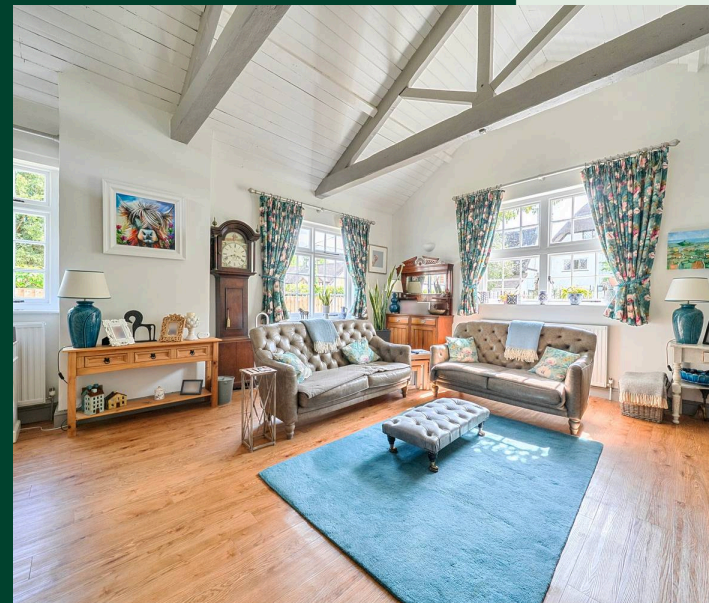
A beautifully presented, Grade II listed, character home in the desirable village of South Warnborough. Built in 1840 and updated by the current owners. Offered to the market with no onward chain.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

- No Onward Chain
- Two Bathrooms
- Three Bedrooms
- Kitchen/Dining Room
- Living Room With Vaulted Ceiling
- Landscaped Garden
- Driveway & Parking
- Village Location





This delightful and beautifully presented Grade II listed detached character home, full of original features, is situated in the heart of the highly desirable village of South Warnborough. Originally built in 1840, The Old School has been sympathetically updated by the current owners and is offered to the market with no onward chain.

You are welcomed into a generous entrance hallway, which also provides an ideal space for a home office or snug area. The charming, light-filled living room features a vaulted ceiling and an attractive log-burning stove, flowing through to the spacious kitchen/dining room with double doors opening onto the beautiful rear garden.

The ground floor also offers two attractive bedrooms, one of which benefits from a built-in wardrobe, together with a well-appointed wet room.

On the first floor is a further good-sized bedroom with built-in wardrobe and en-suite bathroom suite.

To the rear, the delightful enclosed landscaped garden is arranged over tiers with mature planting, a patio area, and a raised covered seating area, creating an ideal space for outdoor entertaining.

To the side of the property a driveway leads to an enclosed parking area providing space for several vehicles. In addition there are useful wooden storage units. The property also benefits from a pretty front garden.

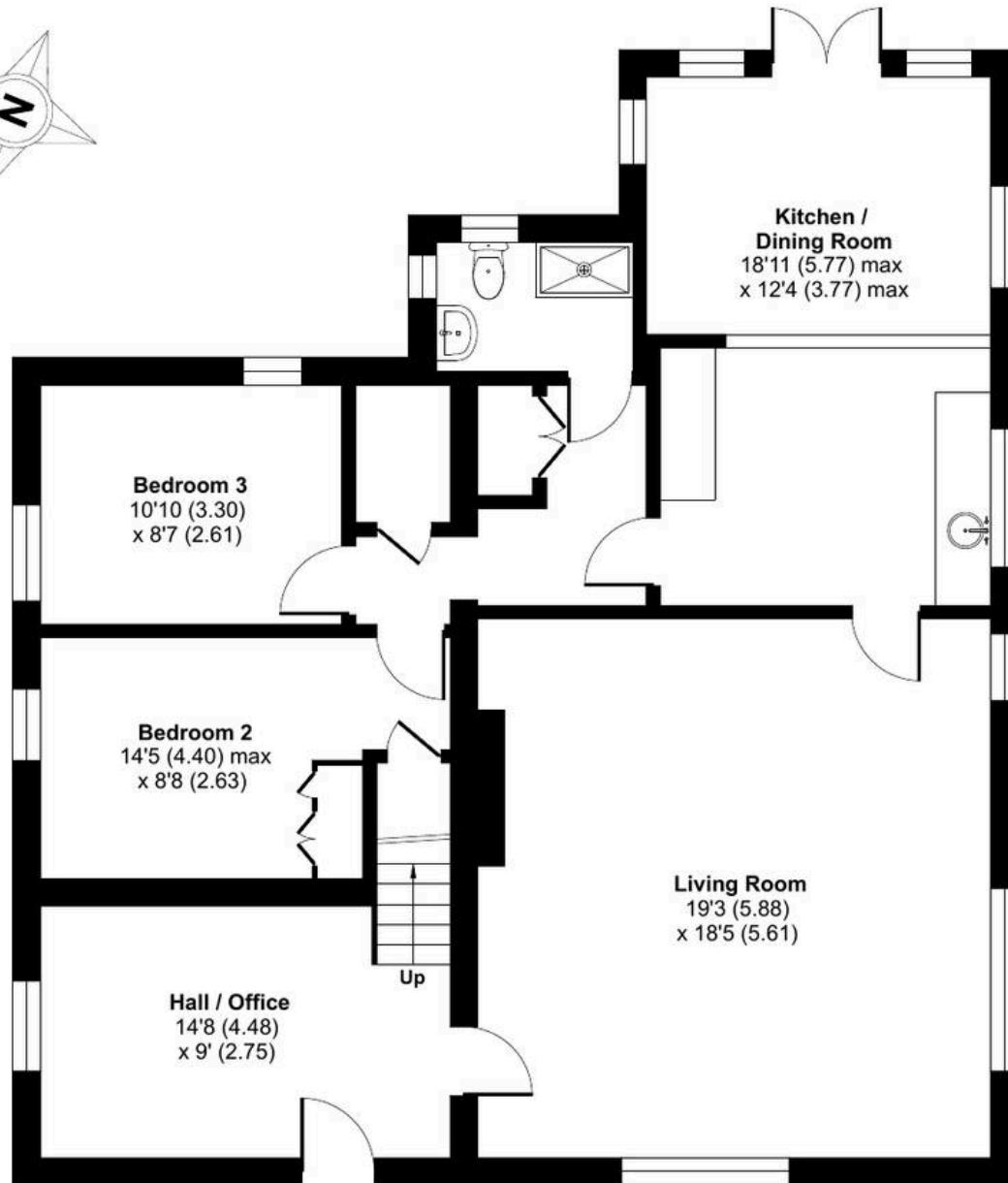




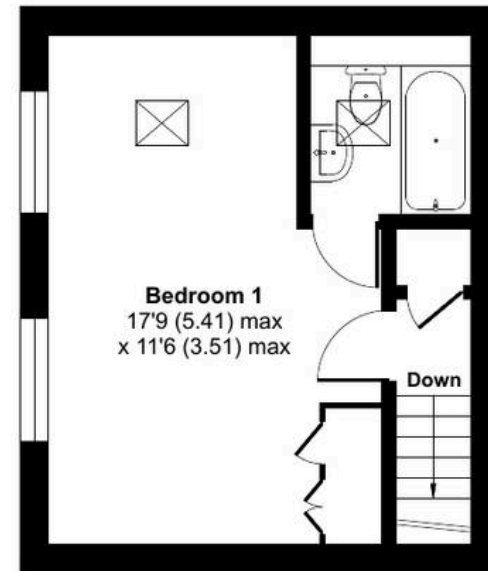
The Old School, Lees Hill, South Warnborough, Hook, RG29

Approximate Area = 1379 sq ft / 128.1 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR









McCarthy Holden Odiham

McCarthy Holden, 95 High Street - RG29 1LA

01256 704851 • odiham@mccarthyholden.co.uk • www.mccarthyholden.co.uk

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Photos and floor plans are illustrative; items shown may not be included. Buyers/tenants must verify all details. Fixtures & Fittings: Excluded unless specifically stated.