



Because property is personal with...

8 Oakley Road, Hannington, Tadley

Belvoir

Offers in excess of £600,000



Key Features

- Three bedroom Semi-detached house
- No onward chain
- Gated driveway
- Beautiful views over countryside
- Rural location
- Large kitchen breakfast room
- EPC rating E
- Potential to convert loft space subject to relevant permissions





Occupying an enviable rural position along Oakley Road in the sought-after village of Hannington, this attractive three-bedroom home enjoys stunning elevated views across open countryside to the rear and is offered to the market with no onward chain.

The property is approached via a gated driveway providing off-road parking, with side access leading through to the generous rear garden. The front garden houses the LPG tank which serves the gas central heating system. To the rear, the garden is a particular feature of the property, being arranged over terraced levels and predominantly laid to lawn. An elevated patio area provides the perfect vantage point from which to enjoy the far-reaching countryside views and spectacular sunsets.

Accommodation begins with an entrance hallway providing access to the principal ground floor rooms. The spacious living room enjoys a delightful rear aspect and features bi-fold doors opening onto the patio and gardens beyond, allowing the views to be enjoyed from within the home.

A feature fireplace creates an attractive focal point to the room, making it an ideal space for both relaxation and entertaining. The kitchen breakfast room has been updated and offers ample space for dining furniture, whilst also providing direct access to the rear garden.

Completing the ground floor accommodation is a useful cloakroom and staircase rising to the first floor. The first floor provides three bedrooms, comprising two generous double bedrooms and a well-proportioned single bedroom, all served by a family bathroom.

A further benefit is the substantial loft space. Owing to the property's traditional cut roof construction, there is excellent potential for conversion into additional accommodation, subject to the necessary planning permissions and building regulations approvals being obtained.



Location

Hannington is a highly regarded Hampshire village surrounded by beautiful countryside and offering a peaceful rural lifestyle whilst remaining accessible to nearby towns.

The village enjoys a strong sense of community and is ideally positioned for access to Tadley, Basingstoke and Newbury, all of which provide an extensive range of shopping, leisure and educational facilities. Mainline railway services to London Waterloo are available from Basingstoke, making the location attractive to commuters seeking a countryside setting without sacrificing connectivity.

Properties enjoying views of this calibre are rarely available, and an internal viewing is highly recommended to fully appreciate both the accommodation and exceptional setting on offer.



Please note that all buyers attend property viewings at their own risk and must assess any hazards themselves.

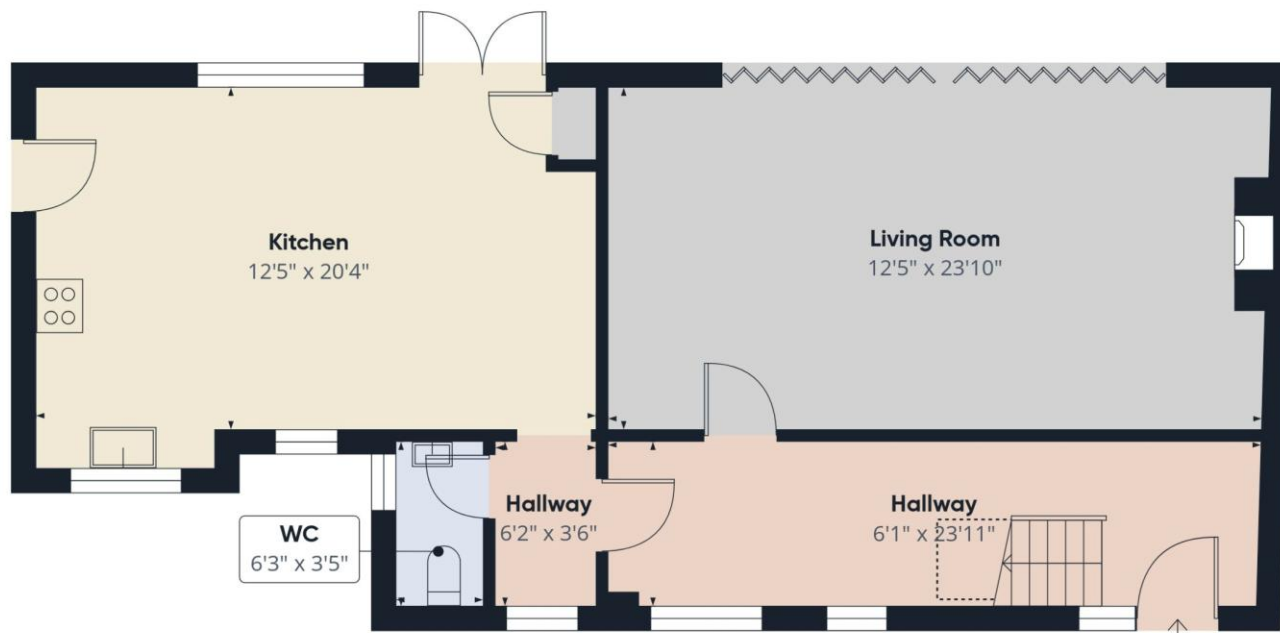
We can refer you onto Mortgage Advice Bureau for help with finance. We may receive a fee if you take out a mortgage through them. If you require a solicitor to handle your purchase we can refer you onto Rowberry Morris Solicitors or Juno. We may receive a fee of £250.00 if you use their services.

Please be advised that a fee of £80 including VAT will be charged to complete the necessary anti-money laundering and identity verification checks for prospective clients wishing to purchase through ourselves. This fee is non-refundable and is required to ensure compliance with legal obligations and regulatory standards.

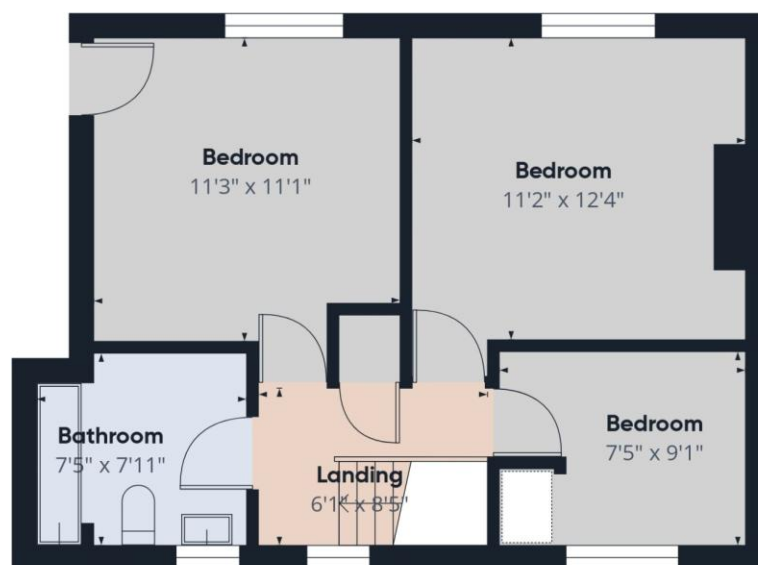


BELVOIR!

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Floor 0



Floor 1

Approximate total area^{m)}

1185 ft²

Reduced headroom

14 ft²

(1) Excluding balconies and terraces

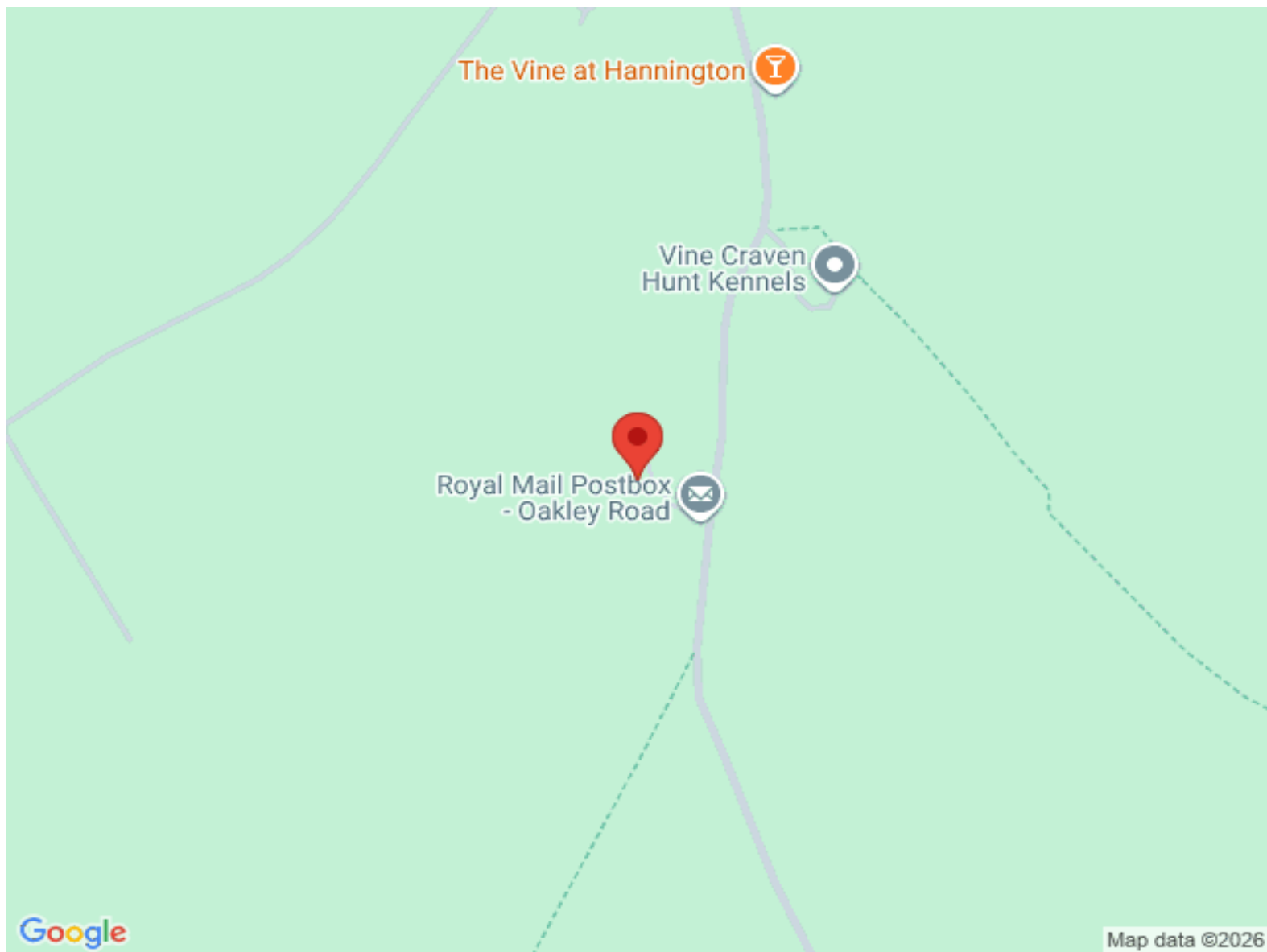
Reduced headroom

..... Below 5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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