





Located in an elevated position in the sought after, picturesque village of Buriton, is this three-bedroom, characterful semi detached home, with brick and flint elevations. The property is in need of modernisation but offers a wonderful footprint to create your dream home.

The property has recently benefitted from significant works carried out by the current owner. These include a new roof, finished to a high standard in 2024, as well as a recent full re-wire of the property including new smoke alarms.

The property benefits from five downstairs rooms, all in need of updating from the next owner. Of particular note is the large sitting room with fireplace.

Upstairs, there are three bedrooms and a family bathroom. The master bedroom is large enough to incorporate a dressing room and en suite bathroom if so desired.

The property offers substantial room in the loft with the scope to add another storey with two bedrooms and a bathroom.

Outside, there is a large rear garden that could be turned into an idyllic space and is south-east facing.

This is a wonderful opportunity to create your dream home in a superb, sought-after location.

Solid fuel heating - there is gas on the road that could be connected.

EPC - 20 G

All mains services

Council tax band F - £3223 p/a



Viewing through the vendors' sole agent, Jacobs & Hunt Petersfield.

We are open 7 days a week for your viewing convenience.



# Petersfield Road, Buriton, Petersfield

Approximate Gross Internal Area = 140.7 sq m / 1514 sq ft



Illustration for identification purposes only, measurements are approximate, not to scale. (ID1196428)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D		
39-54	E		
21-38	F		
1-20	G	20 G	

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

