





# 148 West Street

Havant, PO9 1LP

- FOUR DOUBLE BEDROOMS
- CENTRAL HAVANT
- IMMACULATE THROUGHOUT
- OUTDOOR KITCHEN AREA
- PERIOD HOME
- OFF STREET PARKING
- GENEROUS REAR GARDEN
- VIEWING ESSENTIAL

Situated in the heart of central Havant, this attractive period home offers an exceptional blend of character, space and modern family living, all within easy walking distance of both Havant and Bedhampton railway stations, providing excellent mainline links. Beautifully arranged over two floors, the property features four generous bedrooms, multiple reception rooms including a family room and bay-fronted sitting room, together with an impressive 24ft kitchen/dining room that forms the heart of the home. Further benefits include a utility room, ample storage, a covered outdoor entertaining/BBQ area, off-street parking and a private rear garden. Perfectly positioned close to local amenities, schools and transport links, this is a superb opportunity to acquire a substantial character home in a highly convenient location.



Guide price £525,000



Dating back to a bygone era, this substantial period home perfectly combines character, generous proportions and practical family living, all set within a highly convenient central Havant location. Offering over 1,700 sq ft of beautifully balanced accommodation, the property retains the charm expected of a home of its age whilst providing the spacious layout demanded by modern family life. Positioned within easy walking distance of both Havant and Bedhampton railway stations, with excellent mainline services to London and the South Coast, this is an ideal home for commuters and growing families alike.

The property welcomes you into a spacious entrance hall, creating an immediate sense of character and space. To the front, the elegant bay-fronted sitting room provides a comfortable retreat, while a separate family room offers valuable additional reception space, ideal as a children's playroom, snug or home office. These versatile living areas ensure the home can easily adapt to a variety of family lifestyles.

Undoubtedly the heart of the property is the impressive 24ft kitchen/dining room. Beautifully proportioned and flooded with natural light, this superb space provides ample room for cooking, dining and entertaining, making it the perfect setting for both everyday family life and larger social occasions. The adjoining utility room offers excellent additional storage and workspace, together with access to a ground floor cloakroom, adding further practicality to the home.

Upstairs, the property continues to impress with four generously sized bedrooms, all offering comfortable accommodation for family members or guests. The spacious principal bedroom enjoys an attractive bay window, creating a bright and relaxing retreat, while the remaining bedrooms are all excellent sizes, providing flexibility for home working if required. These are served by a well-appointed family bathroom featuring both a bath and separate shower.

Externally, the home offers further appeal with a private rear garden incorporating a covered BBQ and entertaining area, creating the perfect setting for outdoor dining and social gatherings throughout the year. An additional storage room provides useful space for bicycles, garden equipment or hobbies, while off-street parking adds a valuable convenience rarely found with period homes in such a central location.

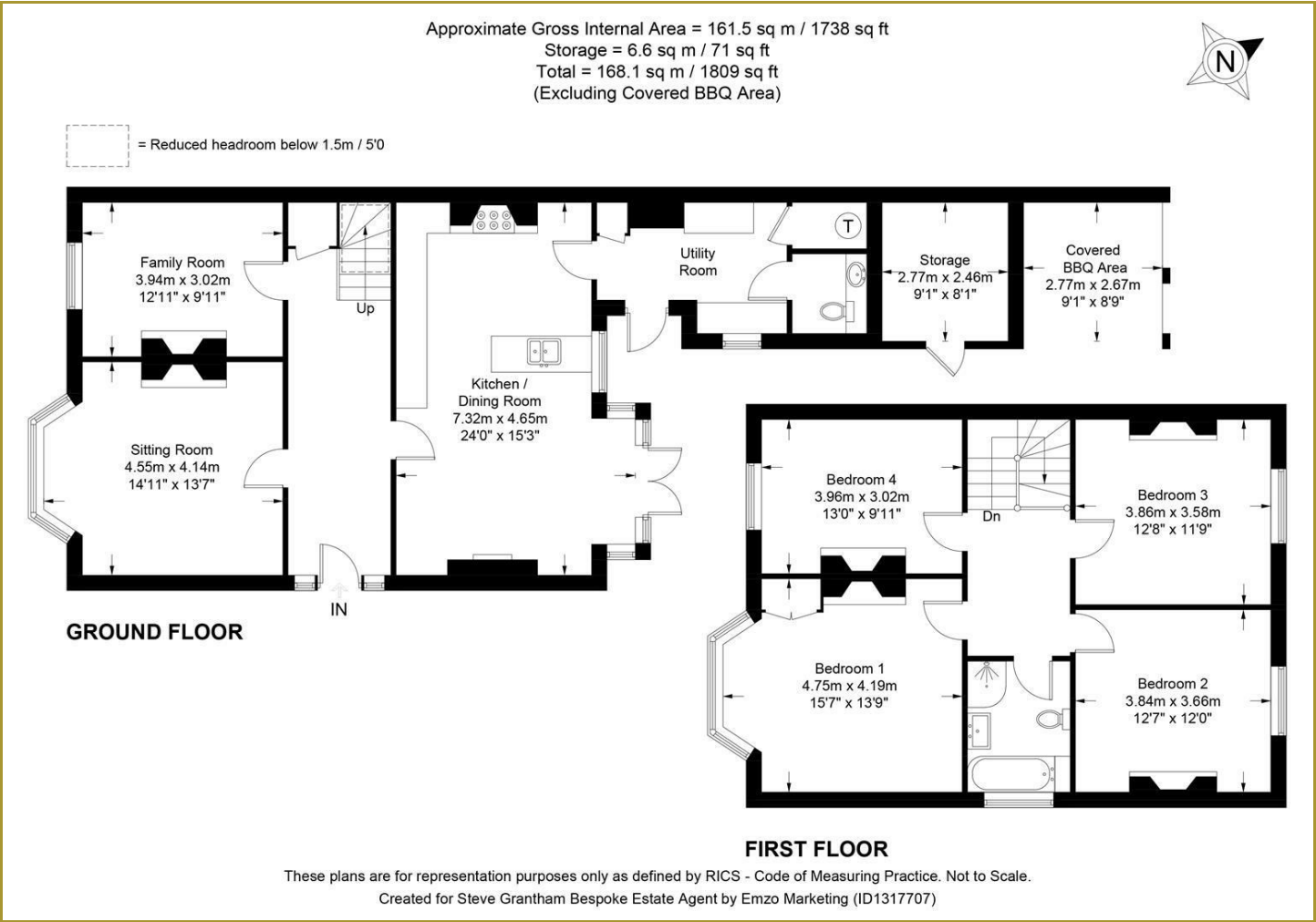
Situated in the heart of Havant, the property is perfectly positioned to take advantage of the town's excellent range of shops, restaurants, cafés and leisure facilities. Families will appreciate the nearby schools, while commuters benefit from easy access to both Havant and Bedhampton railway stations, offering direct services to London Waterloo, Portsmouth and Brighton, together with excellent road links via the A3(M) and A27.

Combining period charm, generous accommodation, versatile living space and an exceptionally convenient location, this outstanding family home presents a rare opportunity to acquire a character property that is perfectly suited to modern living. Early viewing is highly recommended.

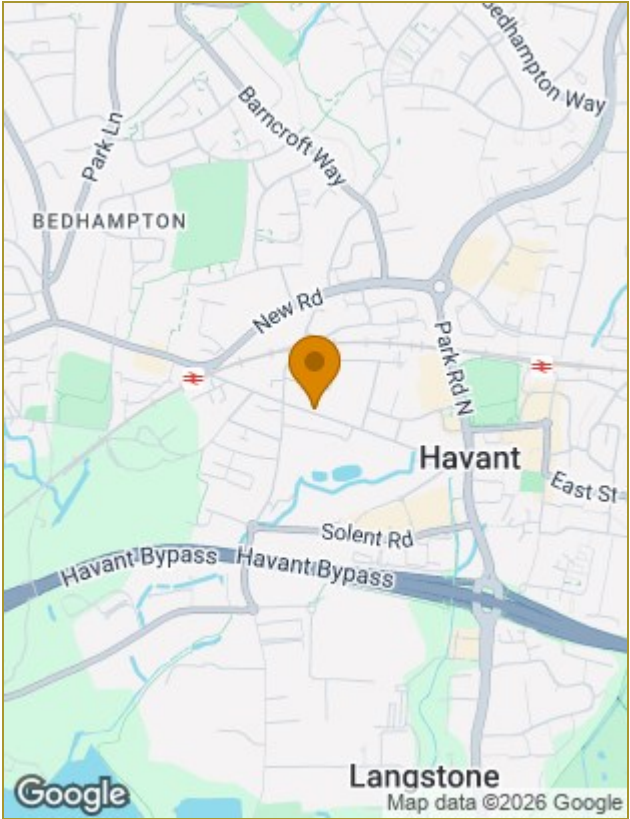




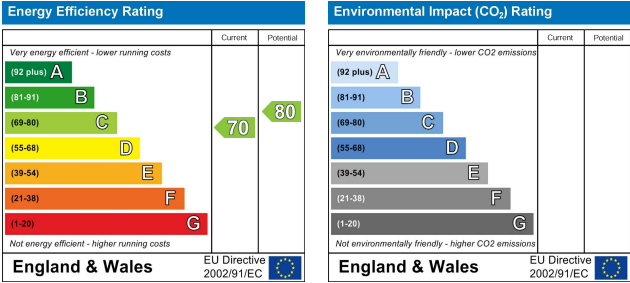
Floor Plans



Location Map



Energy Performance Graph



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