



Penns Road, Petersfield

Price Guide £450,000



Williams of Petersfield
INDEPENDENT ESTATE AGENTS

Penns Road, Petersfield

This charming three-bedroom Victorian home is ideally positioned on a no-through residential road, offering both tranquillity and convenience. Located within easy walking distance of the railway station and just a short stroll from the vibrant town centre, the property is perfectly suited for modern living.

The ground floor provides generous and versatile living space, featuring a welcoming front lounge that seamlessly flows into a dining area and an open-plan living space. To the rear, a contemporary fitted kitchen offers both style and functionality, with French doors opening onto a mature rear garden complete with a delightful patio area—ideal for outdoor dining and relaxation.

Upstairs, the first floor comprises two spacious double bedrooms along with a modern family bathroom. The second floor hosts a further well-proportioned bedroom, benefitting from its own en-suite WC, creating a private and comfortable retreat.

Additional features include off-road parking for one vehicle, with further on-street parking available within the cul-de-sac. The home also benefits from gas central heating and double glazing throughout and has no onward chain.

EPC - D
Council Tax Band - D



Location

Petersfield is a market town and civil parish in the East Hampshire district of Hampshire. It is 17 miles north of Portsmouth on the A3 road. The town has its own railway station on the Portsmouth direct line, the mainline rail link- connecting Portsmouth and London (Waterloo). The town is situated on the northern slopes of the South Downs. Petersfield lies wholly within an area of outstanding natural beauty and within the boundary of the South Downs National Park. The town is on the crossroads of the well-used north-south (A3) and east-west (A272) routes and it originally grew as a coach stop on the Portsmouth to London route. Petersfield is twinned with Barentin in France and Warendorf in Germany. Petersfield is a popular location for families, due to the choices of schools available, including; Churchers College, The Petersfield School (TPS) Herne Junior school and a number of infant schools and playgroups nearby. The town centre offers a good selection of shops and facilities, including Waitrose, Tescos and Lidl supermarkets and a mixture of High street brands and local independent businesses. Being within the South Downs National Park there are a plethora of country walks and cycle paths and the jewel in the Town's crown is the Heath & Lake.

Local authority

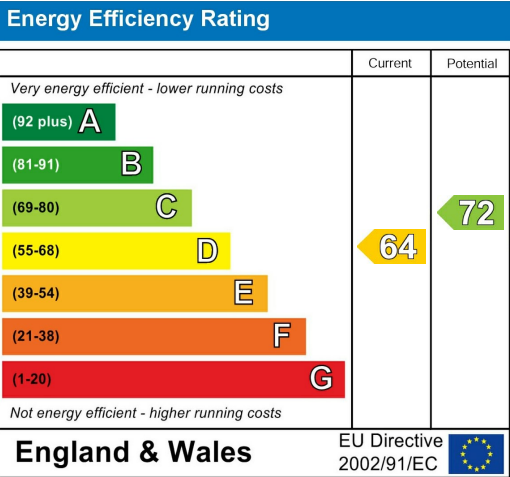
East Hampshire District Council
Penns Place, Petersfield
Hampshire, GU31 4EX

Additional Information

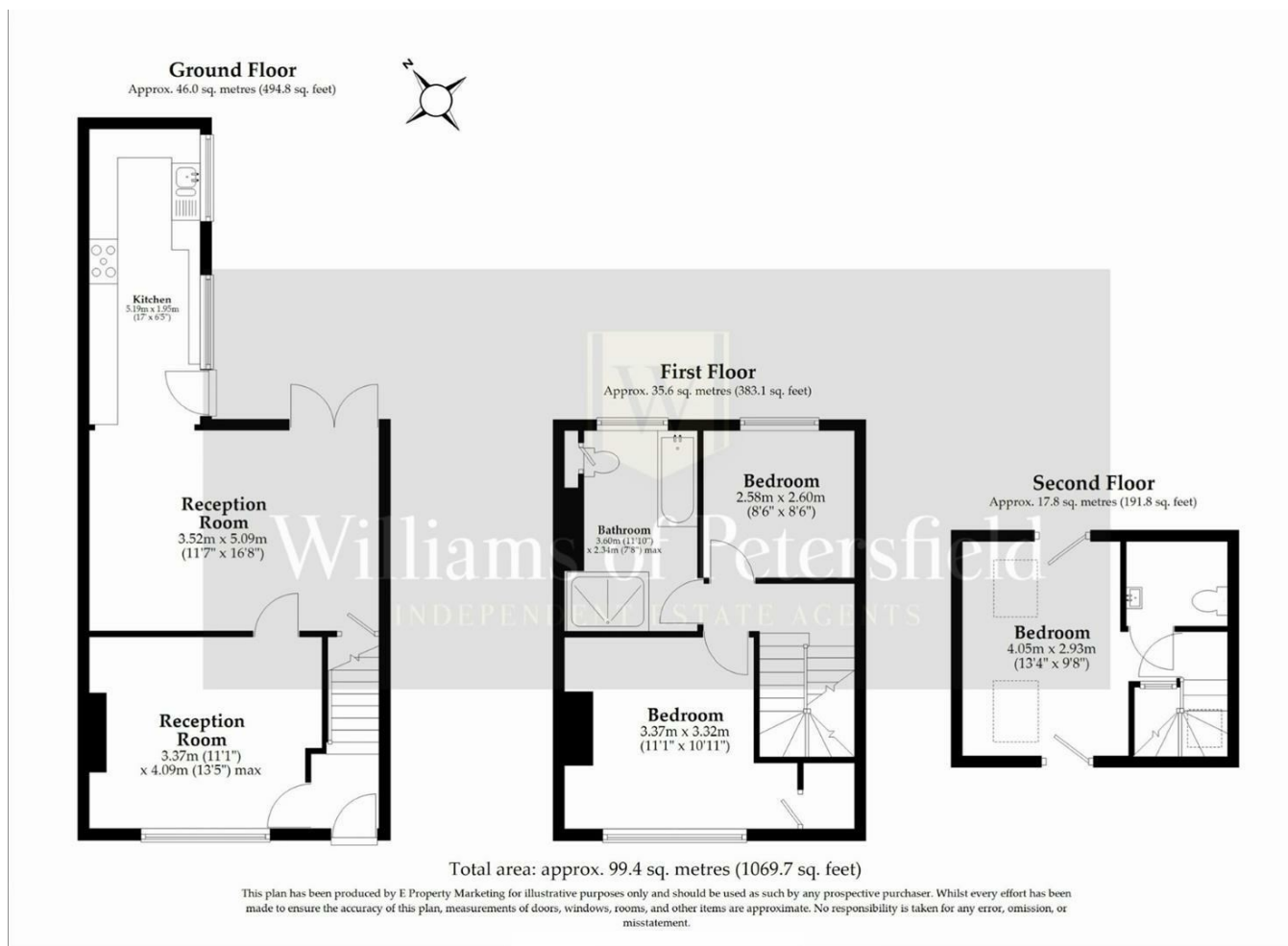
All main services

Tenure

Freehold



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