



Inhams Road, Holybourne
Alton, Hampshire, GU34



Beyond your expectations

A two bedroom bungalow in a secluded village location.

Hamptons International

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Hall | Sitting / Dining Room | Kitchen/Breakfast Room | Two Bedrooms | En-Suite Cloakroom | Shower Room

| Detached Garage | Parking | Partly Walled Garden | Gas Fired Central Heating | Mains Drainage

Guide Price £300,000 Freehold

Description

A well-designed detached bungalow standing in a highly sought-after and secluded location within the popular village of Holybourne.

The spacious and flexible accommodation is ideal for day to day living and includes a twin aspect sitting / dining room with sliding doors opening out to the partly walled garden and a stone fireplace. The kitchen/breakfast room is fitted with a range of base and eye level cabinets, one and a half bowl sink, four ring gas hob, oven and space for a washing machine.

There are two bedrooms (each with fitted wardrobes) with the principal bedroom having the considerable benefit of an en-suite cloakroom. The shower room is fitted with a cubicle with an Aqualisa shower, WC and wash hand basin. This is a very appealing village home offered for sale in good decorative order standing in a tranquil yet convenient location.

Outside

The property is approached via a brick driveway providing car parking space for two vehicles and access to the garage.

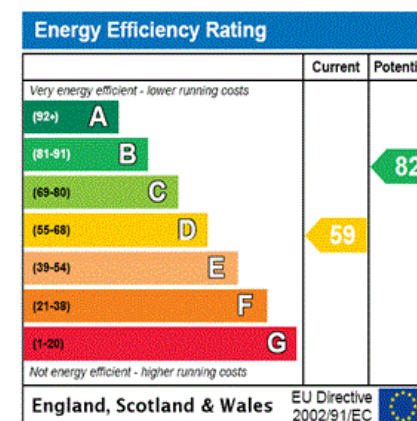
The garden is partly walled and enjoys a primarily south-west aspect being mainly laid to lawn with a paved patio and vegetable growing area.

Location

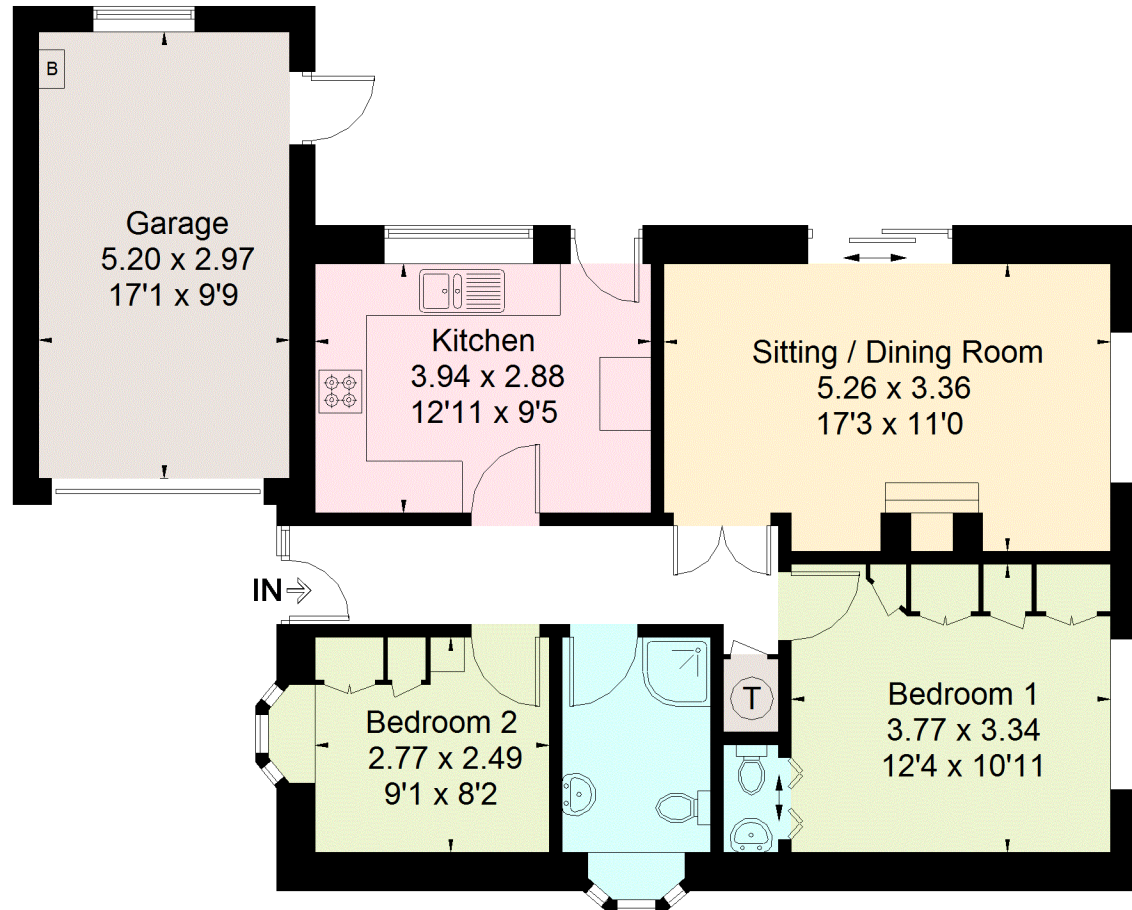
The property is situated in a private location within half a mile of the centre of the village. Holybourne has a very strong and active community with a primary school, public house, shop/Post Office, theatre, village hall, church and a number of clubs and associations.

The village stands adjacent to Alton whilst also adjoining fine open Hampshire countryside with a network of footpaths leading towards the Wey Valley and the North Downs.

Alton provides a good range of individual shops together with a Waitrose food shop, M&S, weekly and specialist markets, cinema, sports centre, two secondary schools, sixth form college and mainline station to London Waterloo.



Approximate Gross Internal Area = 65.1 sq m / 701 sq ft
Garage = 15.5 sq m / 167 sq ft
Total = 80.6 sq m / 868 sq ft



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This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

FOR CLARIFICATION We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars.

