



Little Hyden Lane, Waterlooville

Price Guide £485,000



Williams of Petersfield

INDEPENDENT ESTATE AGENTS

Little Hyden Lane, Waterlooville

Easily recognisable home like its namesake at 1600 Pennsylvania Avenue in Washington DC, the White House is well known locally for the pair of crescent windows on the top floor, that look out over the garden and surrounding countryside. The original parts of the building are believed to have been the accommodation for priests for the neighbouring chapel, around the 1850's. Having been extended several times in its history, the property offers more than 2300 sq/ft of floor space, but does now require a programme of refurbishment and reconfiguration to suit the modern lifestyles of today. The accommodation over three floors comprises of four reception rooms, conservatory, fitted kitchen, utility room, shower room and cloakroom on the ground floor. The first floor offers three spacious double bedrooms, a single bedroom and two bathrooms. Two separate staircases with restricted access then lead up to the further two bedrooms in the roof. Externally, the property enjoys a private garden that adjoins open fields and a garage along the lane.



Location - Clanfield

Clanfield is located in the south of East Hampshire, it is situated about 12 miles North of Portsmouth and six miles South of Petersfield and offers excellent access to the main A3 Motorway. It is a semi-rural village with three sides of the village joined by fields including Queen Elizabeth Country Park. Clanfield consists of two parts Old Clanfield and New Clanfield, Old Clanfield benefits from a local public house offering fantastic home cooked meals, convenience store and takeaways. New Clanfield benefits from newsagent, greengrocer, takeaways, butcher, optician, hardware store, hairdressers, coop and popular wine bar. Clanfield offers two schools, Petersgate Infant and Clanfield Juniors. There is a good bus route offering frequent services to the nearby town of Petersfield and popular Gunwharf Quays in Portsmouth.

Local authority

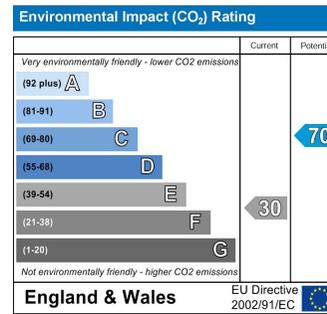
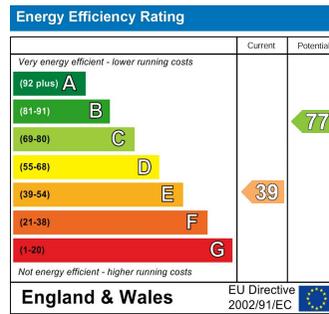
East Hampshire District Council
Penns Place, Petersfield
Hampshire, GU31 4EX
01730 266551

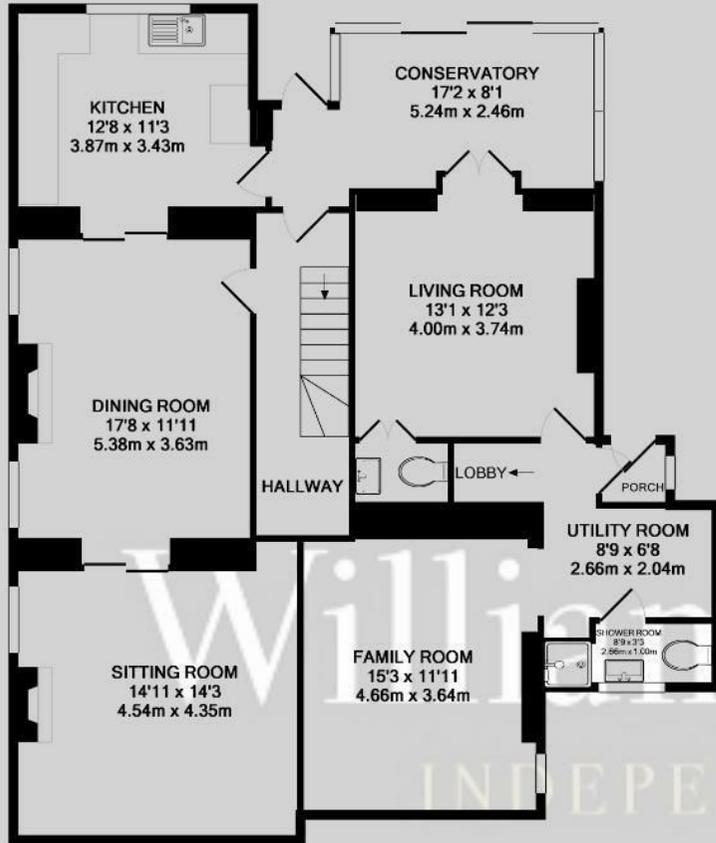
Tenure

Freehold

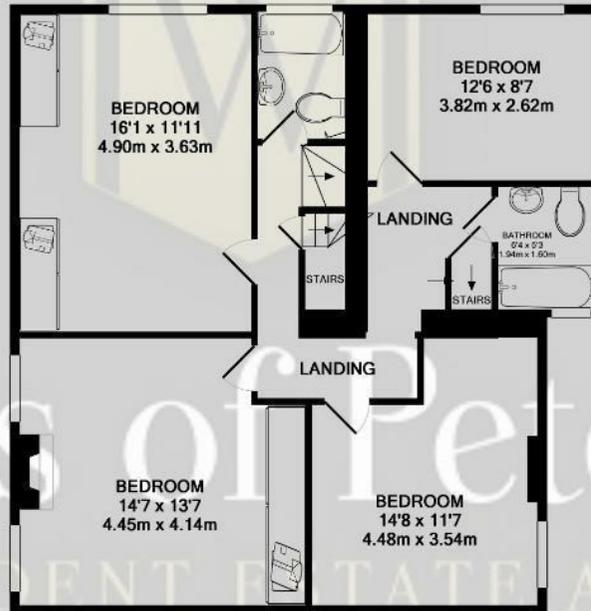
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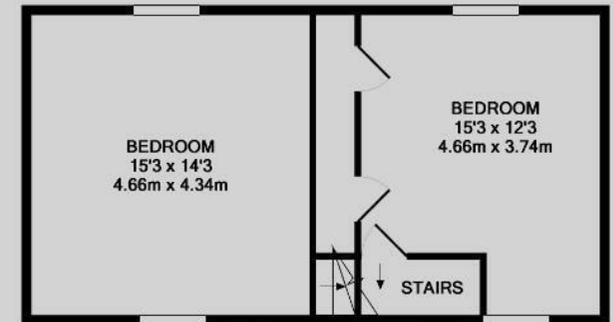




GROUND FLOOR
APPROX. FLOOR
AREA 1133 SQ.FT.
(105.3 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 793 SQ.FT.
(73.6 SQ.M.)



2ND FLOOR
APPROX. FLOOR
AREA 439 SQ.FT.
(40.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 2365 SQ.FT. (219.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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