



Swan Court, Petersfield

Asking Price £285,000



Williams of Petersfield

INDEPENDENT ESTATE AGENTS

Swan Court, Petersfield

****NO ONWARD CHAIN****

Williams of Petersfield are pleased to offer this modern and spacious ground floor apartment situated in the heart of Petersfield town centre. The property is finished to a high standard throughout and all rooms are generously proportioned.

The kitchen features a range of modern units and has a built in oven and gas hob, integrated fridge, freezer and dishwasher as well as a freestanding washer dryer. It is open plan to a spacious reception room which has a South facing window letting in lots of light.

Both bedrooms are good size double rooms and they both include built in wardrobes. The bathroom has been converted into a wet room with wash basin and W.C.

There is a separate storage room included which is immediately outside the front door to the apartment. It could be used as an office or as useful storage.

The property further benefits from having gas central heating and allocated parking.

Leasehold

EPC - C

Council Tax Band - B



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

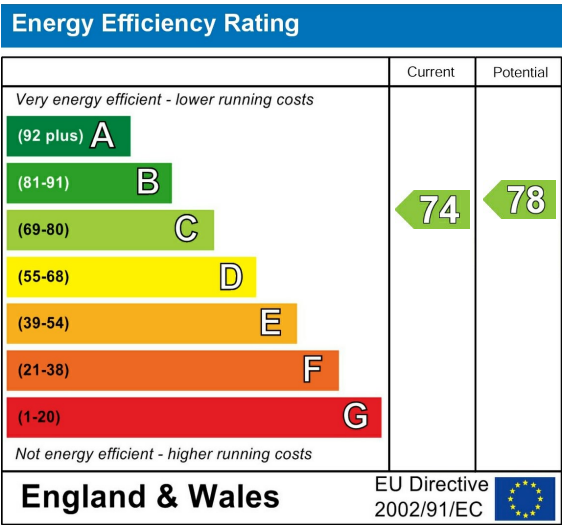
East Hampshire District Council
Penns Place, Petersfield
Hampshire, GU31 4EX
01730 266551

Additional Information

All main services

Tenure

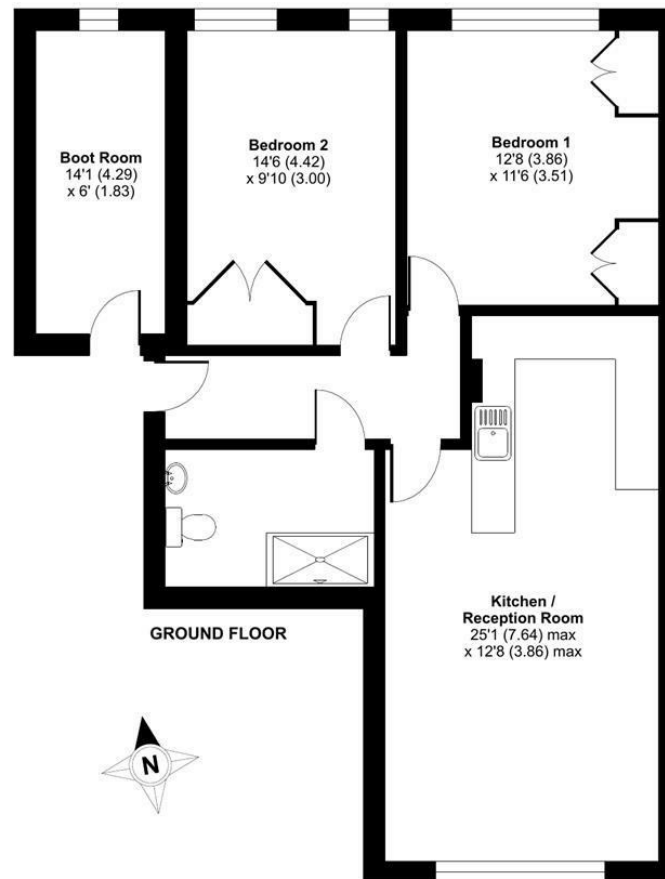
Leasehold



Swan Street, Petersfield, GU32

Total = 731 sq ft / 67.9 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2022. Produced for Williams of Petersfield. REF: 818887

Williams of Petersfield

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