



Huckswood Lane, Idsworth, Hampshire, PO8

Guide Price: £1,100,000 Freehold

In a truly exceptional spot with breathtaking south-facing views over farmland, a detached bungalow offering versatile accommodation in grounds of approximately 0.89 of an acre.

Four bedrooms, family bathroom, separate shower room, sitting room, vaulted reception room, kitchen/breakfast room, additional kitchen, utility room, porch, studio, workshop, summer house, garage and gardens.

EPC Rating: "D" (63).

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DESCRIPTION

The property is a detached family home with clad elevations under a tiled roof and accommodation over the one floor. The layout of the property can be seen in the floorplan which offers a great deal of flexibility and should one desire, could easily be split to create ancillary accommodation as it has been in the past. Outside, the house is approached by a gravel drive with parking for a number of cars. To the right of the house is a former stable block which would make an ideal home office and there's a separate detached summer house and garage. The gardens are mainly laid to lawn with a variety of mature borders and shrubs. The position is truly exceptional, with fantastic south-facing views over surrounding farmland and a viewing is strongly recommended to fully appreciate this exquisite spot.

SERVICES

Mains electricity, private drainage, private water supply (from a local farm) and oil fired central heating.



LOCATION

The property is situated in a rural position towards the southern fringe of The South Downs National Park, just to the south-east of the pretty village of Chalton where there is a popular pub, The Red Lion. Clanfield lies 3 miles to the west where there are a variety of shops, primary school, church and eateries. Further amenities can be found in Petersfield, approximately 7 miles to the north where there is a bustling town centre. Shops include Tesco, Waitrose, M&S Food, and there are numerous boutiques, cafes and further shops. The train station provides a direct service to London Waterloo to the north (in approximately an hour) and Portsmouth to the south. The town has many active clubs and societies with golf available at Petersfield and Liphook, horse and motor racing at Goodwood, polo at Cowdray Park and sailing along the South Coast. There are many popular schools in the area including Ditcham Park, Churcher's College, Bedales and The Petersfield School.

LOCAL AUTHORITY

East Hampshire District Council, Petersfield. Band "E" and Band "A".

DIRECTIONS

From Petersfield, proceed south along the A3 towards Portsmouth. Pass Queen Elizabeth Country Park and take the next exit signed to Clanfield. As you leave the sliproad, the road bends to the left and turn immediately right signed to Chalton and Butser Ancient Farm. As you enter Chalton, take the first turning on the left signed to Ditcham Park School and Idsworth and proceed up the hill and out of the village. After approximately 0.5 mile, follow the road round a sharp left-hand bend and over a railway bridge. As the road bends sharply to the right, proceed straight on up a track. The property is the first house on your right.

Ref: AB/240162/2.



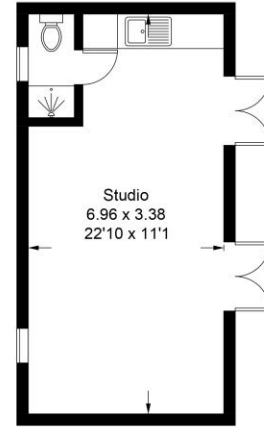
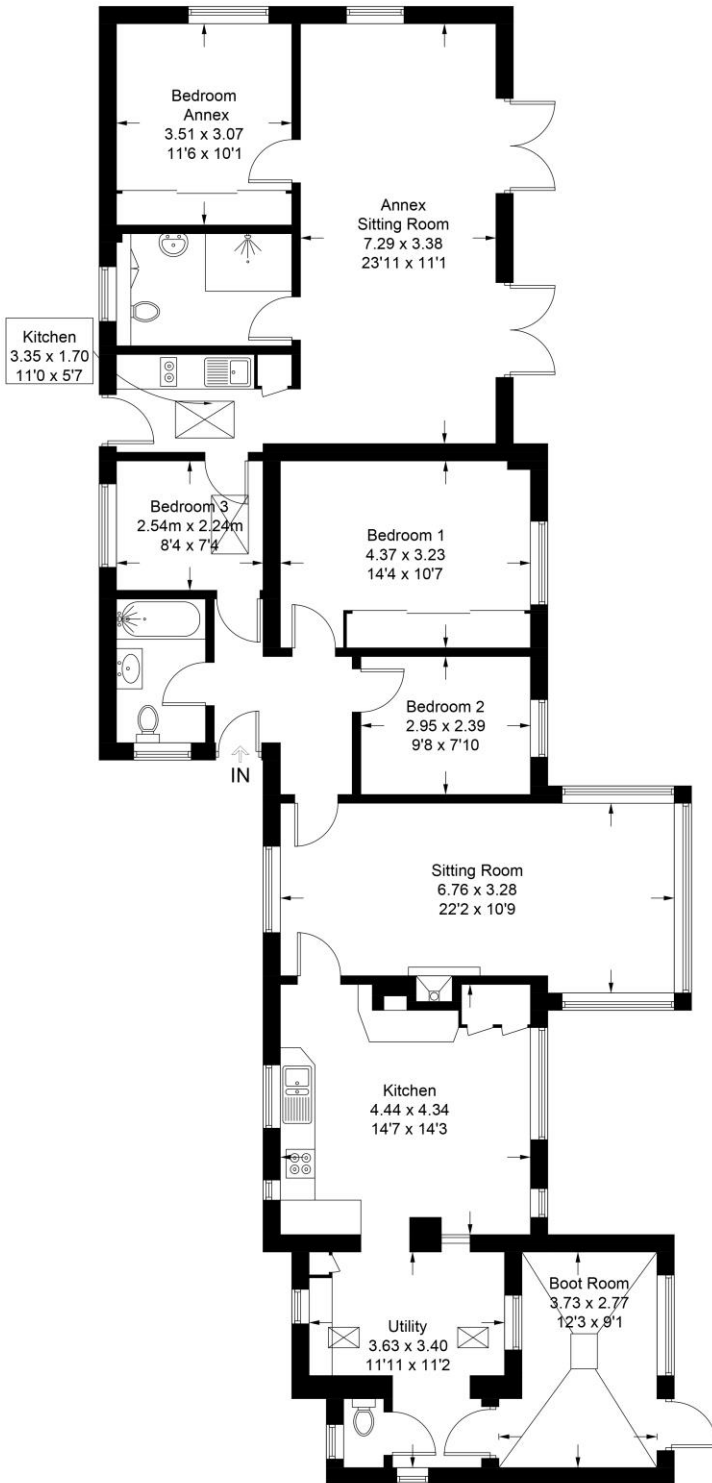
Huckswood Lane, PO8

Approximate Gross Internal Area = 154.6 sq m / 1664 sq ft

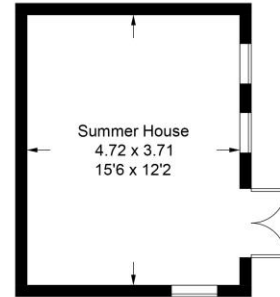
Outbuilding = 56.0 sq m / 603 sq ft

Garage = 17.7 sq m / 190 sq ft

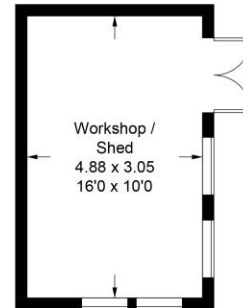
Total = 228.3 sq m / 2457 sq ft



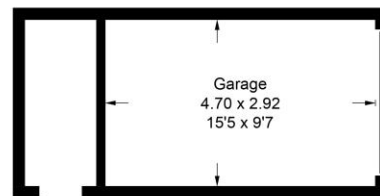
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(Not Shown In Actual Location / Orientation)



(Not Shown In Actual Location / Orientation)

PRODUCED FOR WINKWORTH ESTATE AGENTS.

Whilst every attempt has been made to ensure the accuracy of the floorplan, measurements of doors, windows and rooms are approximate. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and used as such by any prospective purchaser. Created by Emzo Marketing 2024.

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