



Attractive character house

Old Hill House, Plaistow

Freehold



Kitchen/breakfast room • Sitting room • Family room
• Utility room • Downstairs cloakroom • 4 double bedrooms • 2 bath/shower rooms (one en suite)
• Beautiful gardens • Double garage

Description

Old Hill House is a charming four bedroom detached property situated on the outskirts of the popular village of Plaistow and offers a peaceful location yet close to the amenities in the village. The house offers spacious and flexible accommodation and has been well-maintained by the current owners.

The generous kitchen/breakfast room is very much the heart of the home with a range of built in cupboards with granite work surfaces, sufficient space for informal dining and a separate utility room. The double aspect sitting room has characterful features including a brick fireplace with log burning stove and original beams. The sitting room and kitchen both lead to an additional reception room that is wonderfully light and is currently being used as a study with French doors and views out on to the garden.

Upstairs, the accommodation comprises four double bedrooms, the master with en suite shower room and a further family bathroom.

Outside, the superb garden is mainly laid to lawn with flowering borders and mature shrubs. The terrace offers numerous seating areas ideal for entertaining. The property benefits from in and out entrances through wooden

timber gates and there is ample space for several cars on the driveway.

Situation

Plaistow is a pretty West Sussex village and offers a junior school, playgroup, village shop, tennis court, cricket on the green, public house, church and thriving local community. A good range of shops and services for daily needs are available in nearby Cranleigh and Haslemere, which also offers a main line connection to London Waterloo from 49 minutes. More extensive shopping, leisure, and cultural amenities are available in Guildford.

The area is well served with good schools, including Plaistow and Kirdford primary school, Cranleigh, Guildford Royal Grammar School, Charterhouse and Seaford College. Recreational opportunities include golf at Chiddingfold, racing at Goodwood, polo at Cowdray Park and sailing at Chichester Harbour. In addition, there is an abundance of footpaths and bridleways within easy reach.

Energy Performance

A copy of the full Energy Performance Certificate is available upon request.

Viewing

Strictly by appointment with Savills.





Old Hill House, Plaistow

Approximate Area 164.4 sq m / 1770 sq ft

Garage 27.0 sq m / 291 sq ft

Total 191.4 sq m / 2061 sq ft

Including Limited Use Area (0.6 sq m / 6 sq ft)



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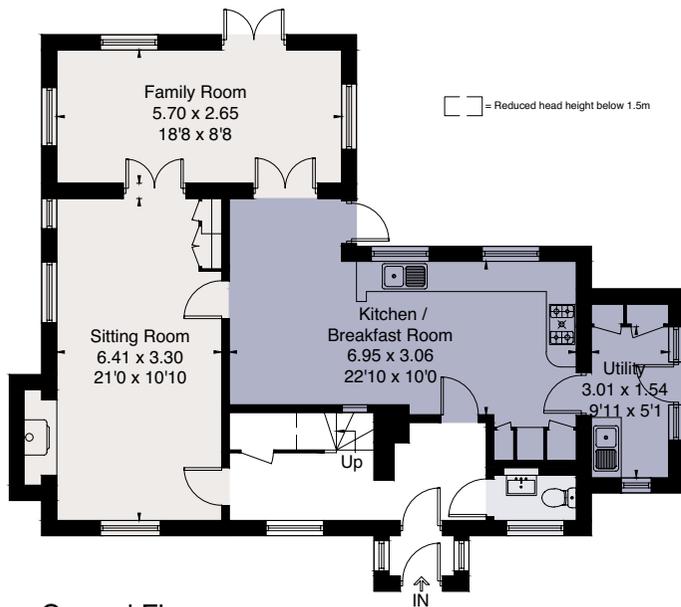
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Alice Denny

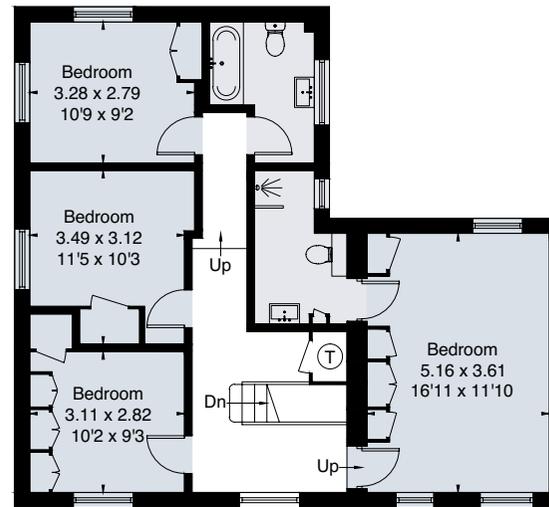
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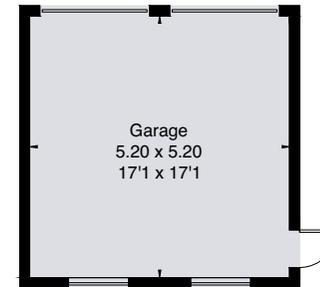
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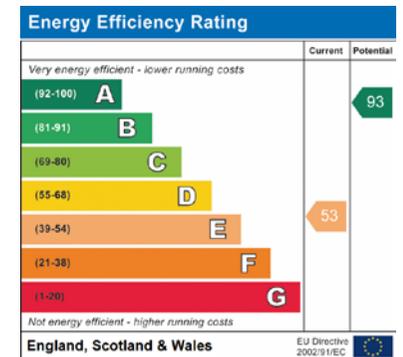
Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)



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