

Odiham, Hampshire
Two Bedroom, Character Cottage



1 The Bury, Odiham, Hook, Hampshire, RG29 1ND

The Property

This charming, beautifully presented two-bedroom, Grade II Street Scene listed character cottage is nestled in the heart of The Bury in the desirable village of Odiham.

Situated within close proximity of all the village amenities, the property has been tastefully and sympathetically updated by the current owners boasting many character features including exposed beams and timbers, brickwork and wooden latch doors.

Ground Floor

The beautifully appointed integrated fitted kitchen/dining room has been recently updated benefitting from a butler sink and bespoke built-in seating/dining area with storage underneath.

The charming light filled living room boasts an attractive feature fireplace with log burning stove.

First Floor

On the first floor are two good sized bedrooms with the main bedroom benefitting from built-in wardrobes. There is a further room which would make an ideal study or nursery.

The delightful bathroom suite which has been updated and modernised, features a free-standing roll top bath and handheld shower, w.c. and wash hand basin.

Outside

The cottage is accessed via gate which leads to the entrance where the current owners have created a seating area.

Location

The historic village of Odiham was the first Hampshire entry in the Domesday Book and today, offers a good range of day-to-day facilities including a health centre, dentists, together with independent shopping, a small Co-op supermarket with Post Office, coffee shops, public houses and restaurants.

Nearby Farnham and Basingstoke offer more comprehensive mainstream facilities including major supermarkets and restaurants.

There is a series of footpaths that radiate from the village which provide excellent walks into the adjoining countryside, Deer Park and along the Basingstoke Canal.

There are good transport links including the M3, J5 is a short drive away, along with Hook and Winchfield stations providing direct lines to Waterloo. The range of state schooling in the area is excellent, including Buryfields Infant School, Mayhill Junior School and Robert May's School. Noted independent schools include Lord Wandsworth College, St. Nicholas', St Neots and Daneshill.





















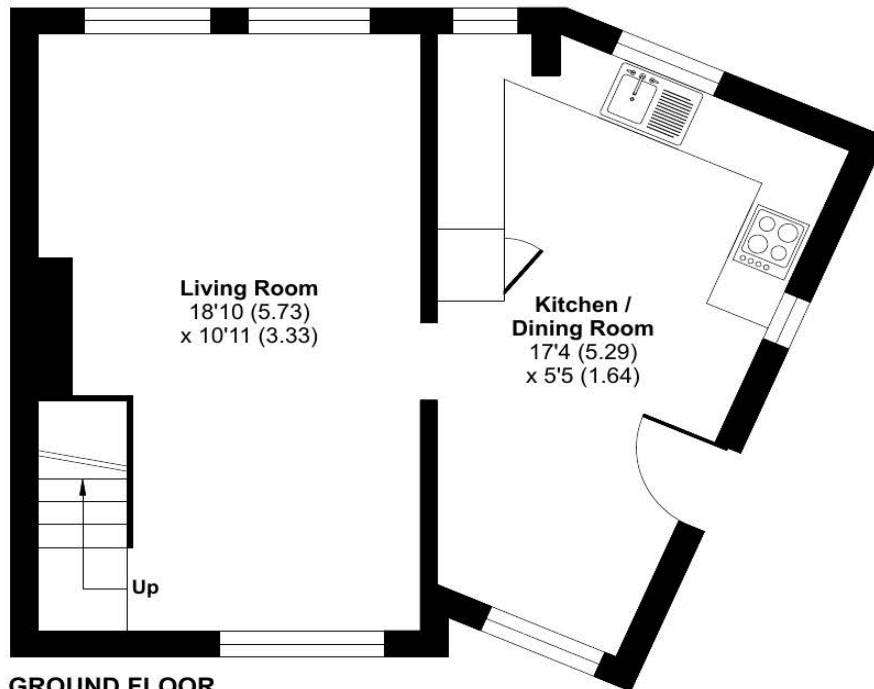




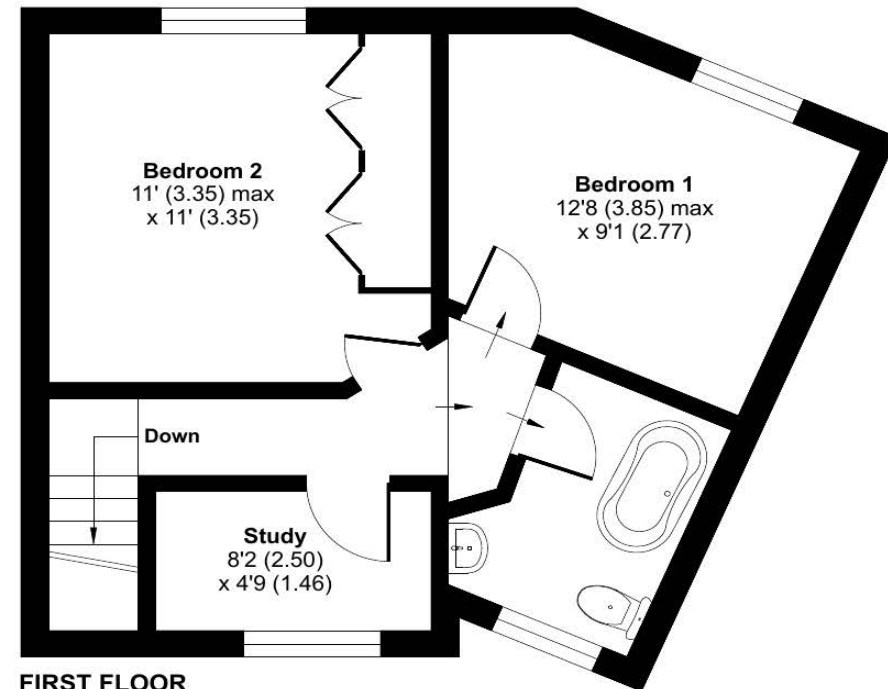
The Bury, Odiham, Hook, RG29

Approximate Area = 764 sq ft / 70.9 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



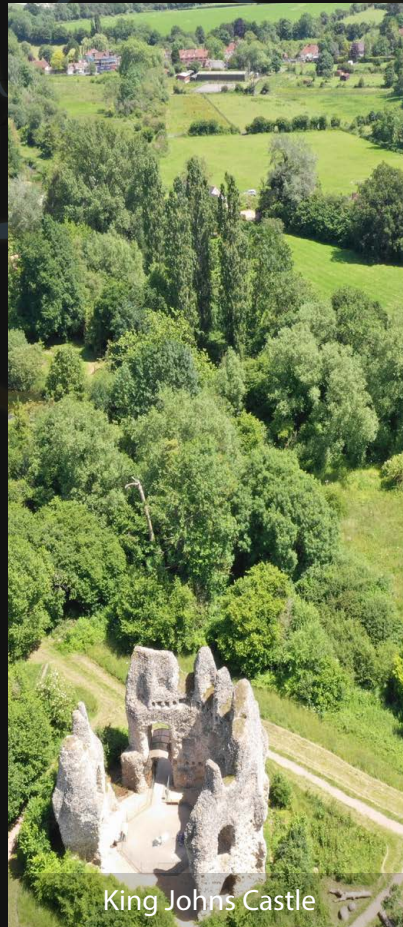
Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for McCarthy Holden. REF: 1270328

Places of interest

A selection of photographs showing various locations in and around Odiham are shown below.



All Saints Church



King Johns Castle



Odiham High Street



Basingstoke Canal



Lord Wandworths

Consumer Protection Regulations

McCarthy Holden give notice that the particulars are produced in good faith and in accordance with the Consumer Protection from Unfair Trading Regulations 2008 (CPR).

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If there is any point which is of particular importance to you we will be pleased to check the information for you and confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

Services & Material Information	
Water – Mains	Materials used in construction - Brick & Tiled roofs
Gas – Mains	Broadband Checker - https://www.openreach.com/fibre-broadband
Electric – Mains	EPC D(62)
Sewage - Mains	Mobile Signal - Unknown, depends on carrier
Heating – Gas Central Heating	To check broadband and mobile availability please visit: https://checker.ofcom.org.uk/
	Accessibility Accommodations - None

Directions - Postcode RG29 1ND. Please contact McCarthy Holden for detailed directions as this property is in a rural location.

Fixtures and fittings: All items of fixtures and fittings, including but not exclusively carpets, curtains/blinds, light fittings, kitchen equipment generally and garden ornaments etc. are specifically excluded unless mentioned.

Viewing
Telephone sole agents
McCarthy Holden: 01256 704851

Local Authority
Hart District Council
Tax Band D



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