

COPSE LANE, LONG SUTTON, HAMPSHIRE RG29 1SX



The Property

Set in grounds of around one acre, this substantial four/five bedroom detached family home, is nestled within the heart of the desirable village of Long Sutton enjoying uninterrupted countryside views.

The location and outlook is exceptional and the property has been extended by the current owners and provides flexible living accommodation.

Ground Floor

You are welcomed into the bright spacious hallway which leads to the generous, double aspect living room opening into the fitted kitchen/breakfast room with integrated appliances and breakfast bar. Bi-fold doors lead out to an expansive patio which overlooks the well-maintained garden and wonderful countryside beyond. The separate fitted utility room has direct access to the garden.

There is a study and a further two well-proportioned reception rooms, one of which would make an ideal fifth bedroom as it has an adjoining Jack and Jill shower room which also services the other reception room currently being used as a gym/games room and leads through to a conservatory overlooking the garden.

First Floor

On the first floor are four good sized bedrooms all of which have built-in wardrobes and magnificent views. The principal bedroom has an en-suite bathroom with over-bath shower and the second bedroom has an en-suite shower room. There is also a family bathroom suite with separate shower and there is an additional door providing access to bedroom four

Outside

The property is approached via a private, gated shingle driveway with ample parking for several cars and lawned areas, mature planting and shrubs to either side. The double integral garage with electric doors, lighting, power and electric car charging point has a staircase to a generous loft room above.

To the rear of the property is a well-maintained garden with far reaching countryside views. The garden, which wraps around the property is mainly laid to lawn with mature shrubs, planting and trees. Immediately to the rear is an impressive patio spanning the width of the property, making it an ideal spot for entertaining and taking in the views.

Location

Long Sutton has a strong village community spirit and is home to a church, public house, duck pond, well regarded primary school, and Lord Wandsworth College. Nearby Odiham provides a broad range of independent shopping and numerous restaurants along with day-to-day facilities including a supermarket, post office, church, public house, health centre and dentists.

There are excellent Commuter rail and road links with the M3 miles with Hook and Winchfield Station providing a direct line into London Waterloo.

The range of state schooling in the area is excellent, including Long Sutton C of E Primary School in the village and Robert May's School, together with a selection of noted independent schools including Lord Wandsworth College in the village, and St. Nicholas' School, Sherfield, Yateley Manor, and Daneshill nearby.

Telephone 01256 704851 for further details.





IN WONDERFUL GROUNDS OF AROUND ONE ACRE, WITH A BEAUTIFUL OUTLOOK























Bedroom one



Bedroom one benefits from an en-suite bathroom / shower room.



Bedroom two benefits from an en-suite shower room.



Bedroom three



Bedroom four



Family bathroom



The Grounds / Rear Garden



The Grounds / Rear Garden



Immediate Location

Located in an area renowned for its expanses of Hampshire countryside and providing excellent opportunities for walking, riding and cycling. The property is located about 2.5 miles outside the village of Odiham, in the charming village of Long Sutton.

The countryside in the surrounding area provides a wonderful environment for the enjoyment of country living whilst remaining well connected to major towns and cities. There are lovely walks nearby at King John's Castle and the Basingstoke Canal which are about 4 miles away and provide wonderful opportunities to explore countryside steeped in history.



©Photos above by JohnJoe.co.uk





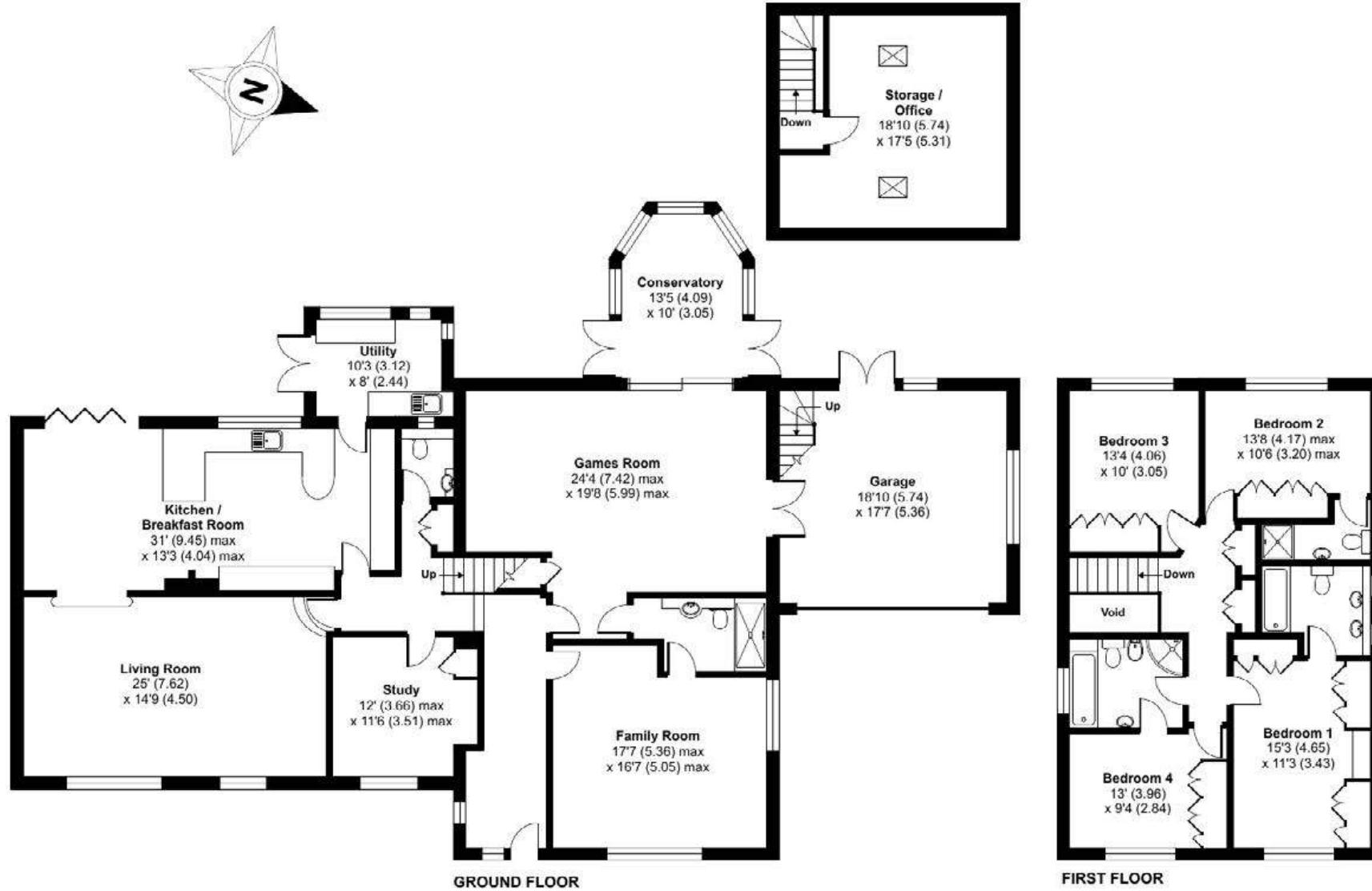
To help imagine the wonderful sunsets that can be enjoyed from this property, the vendor has supplied a selection of images which are shown left



Copse Lane, Long Sutton, Hook, RG29

Approximate Area = 3783 sq ft / 351.4 sq m (includes garage & excludes void)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2024. Produced for McCarthy Holden. REF: 1080226

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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.

Directions - Postcode RG29 1SX. Please contact McCarthy Holden for detailed directions

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

Services
Mains, electric, water and private drainage
Gas fired central heating
EPC: D63

Local Authority
Hart District Council
Tax band is D
Tel: 01252 622122

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