



ESTATE AGENTS



Burkham, Alton, Hampshire

£1,800 per month

# Burkham, Alton, Hampshire

This truly charming, spacious three/four bedroom semi-detached cottage sits in the grounds of Burkham House with stunning views across open pastures and fields with the Venus Temple amidst the woods and sheep. This is a real opportunity to be part of a breath-taking estate within a lovely cottage, 12 minutes from Alton and 20 minutes to Basingstoke both via A339.

The property has an impressive 17' Living room with open fireplace, a dining room/study, downstairs bathroom, utility room and a 15' Kitchen/Breakfast room. Oil central heating and good WIFI telecommunications and TV.

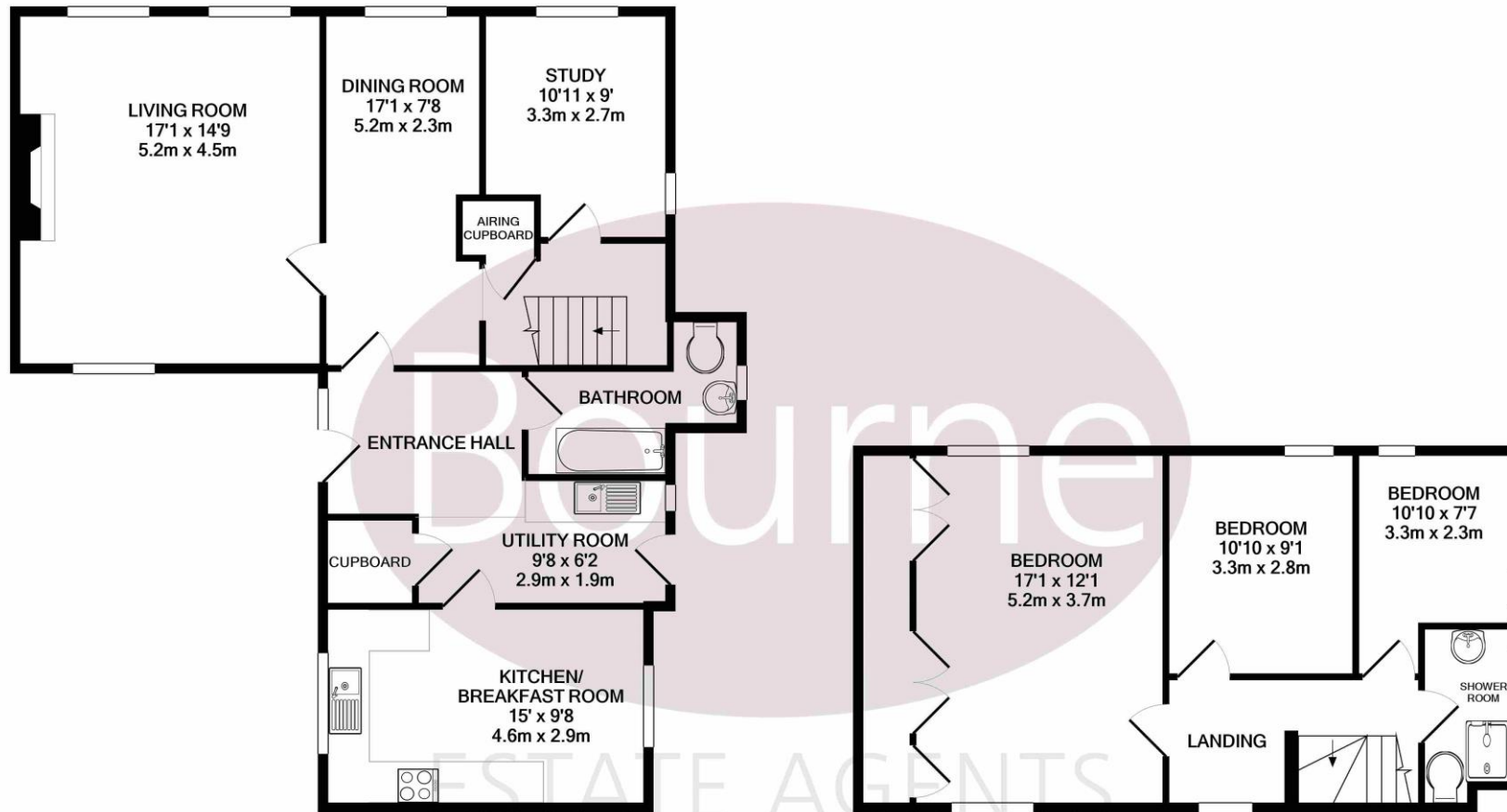
Upstairs there is a shower room, two good sized single bedrooms and a further spacious main bedroom with built in wardrobes. Outside of the property there is a private and enclosed rear garden with a well-kept front garden area. A garage alongside private storage within an outbuilding, there is also parking for one car immediately outside of the property.

The property is heated via an oil fired heating system.

- Three/Four Bedroom Cottage
- Stunning Rural Location
- Unfurnished
- Character Features
- Two Bathrooms
- Garage
- Rear Garden
- Parking
- Minimum of a 6 Month Tenancy
- Council Tax Band E



# Floorplan



GROUND FLOOR  
APPROX. FLOOR  
AREA 894 SQ.FT.  
(83.1 SQ.M.)

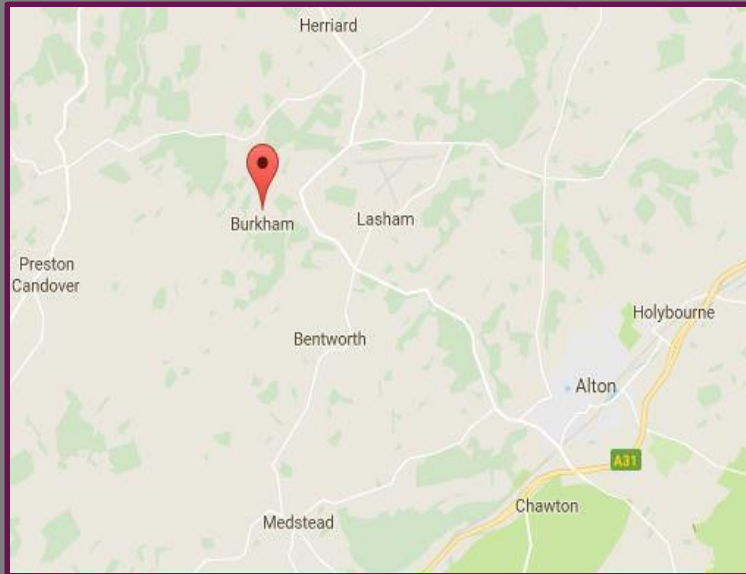
1ST FLOOR  
APPROX. FLOOR  
AREA 532 SQ.FT.  
(49.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1426 SQ.FT. (132.4 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

# Location

This property can be found within the grounds of the delightful Burkham House. Alton is located approximately 12 minutes away by car and in the other direction, Basingstoke is approximately 20 minutes away. Mainline train stations are located in both and are direct to London Waterloo. A public house can be found in nearby Bentworth and Lasham and a convenience shop in Preston Candover.



We aim to make our particulars both accurate and reliable but they are not guaranteed, nor do they form part of an offer or contract. If you require clarification of any points then please contact us especially if you are travelling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.



A refreshing choice...

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