

To let



The Pump House, Basing Park, Privett, Hampshire, GU34 3NS



Immaculately presented, 3 bedroom detached conversion

Spacious, elegant sitting room with working fire

Neutral interior with character features

Master bedroom with en suite bathroom

Scenic, secluded country location

Good accessibility for Petersfield, Alton and Winchester

£1,750 Per Calendar Month

P1218

The Old Dairy, Sutton Scotney, Winchester, Hampshire SO21 3NZ
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A wonderful opportunity to rent a unique 3 bedroom, detached converted property in the private and picturesque location of Basing Park. The Pump House originally supplied water to the estate, and has since been sympathetically converted to offer spacious and refined accommodation which enjoys many character features of the original building. The interior is immaculately presented, with original beamed ceilings and large arch windows that provide lots of natural light to the property. The house also benefits from extensive internal cupboard space. Available from mid January 2010. Viewing highly recommended.

The property comprises:

Downstairs - Front door into impressive hall with beamed ceiling which could be used as a dining room. This area also has doors leading to the patio and garden. Spacious sitting room with open fire and large, attractive feature window. Internal cupboard housing safe. Utility room with adjoining WC. Across the hall is the fully fitted kitchen, with flagstone floor, dishwasher and electric cooker. This room also has doors to the front and rear of the property. The ground floor also has a further reception room which is currently used as a study.

Upstairs - A versatile landing, which has a small gallery overlooking the sitting room. The Master bedroom has a built in wardrobe and an ensuite shower room with WC and basin. There are also two further double bedrooms, and a family bathroom (with bath). All rooms are decorated neutrally.

Outside - A large garden mainly laid to lawn surrounds 2/3 of the property, which is bordered by hedges. There is a small patio area to the rear of the house and several sheds. To the front is a gravel driveway with space for several cars.



Directions: From the M3, exit at junction A272 towards Petersfield. Continue along the A272 until the traffic lights and cross roads at West Meon. Turn left northbound towards Alton on the A32. Immediately after the Lawns Hotel on the left hand side, turn right at the crossroads into Sages Lane. At the end of this lane, turn left and the Basing Park Estate sign is on the left. Follow this road, and the Pump House is the first property on the left.