



EGGARS HILL | ALDERSHOT


**Platinum
Homes**
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The Property

Offered for sale, with no onward chain complications, is this somewhat extraordinary character style property boasting over 4,000 square feet in accommodation! Dating back, we believe, to the Edwardian era, the property retains some stunning features including ceiling roses, high ceilings, open fireplaces, and original doors.

To the ground floor there is a 32' living/dining room, 33' kitchen/breakfast room, two bedrooms (which could be used as further reception rooms), utility room, shower room and an internal courtyard. There are also steps down to the basement and access to the integral double garage.

To the first floor there are three bedrooms and two bathrooms. The main bedroom is particularly impressive, measuring 20' in length and offering a dressing room and en suite facilities.

Aldershot town centre and mainline railway station are within close proximity, as are local schools, amenities and the historic Farnham town centre.

Outside

There is driveway parking for up to twelve vehicles leading to the double garage.

The rear garden consists of an area of lawn to the front, with courtyard type areas to the side and rear, offering a high degree of privacy to all sides.



Features

- Four/Five Bedrooms
- Two/Three Reception Rooms
- Over 4,000 Square Feet
- Character Features
- Double Garage
- Basement
- No Onward Chain
- EPC: D (67)
- Council Tax Band: G

Contact

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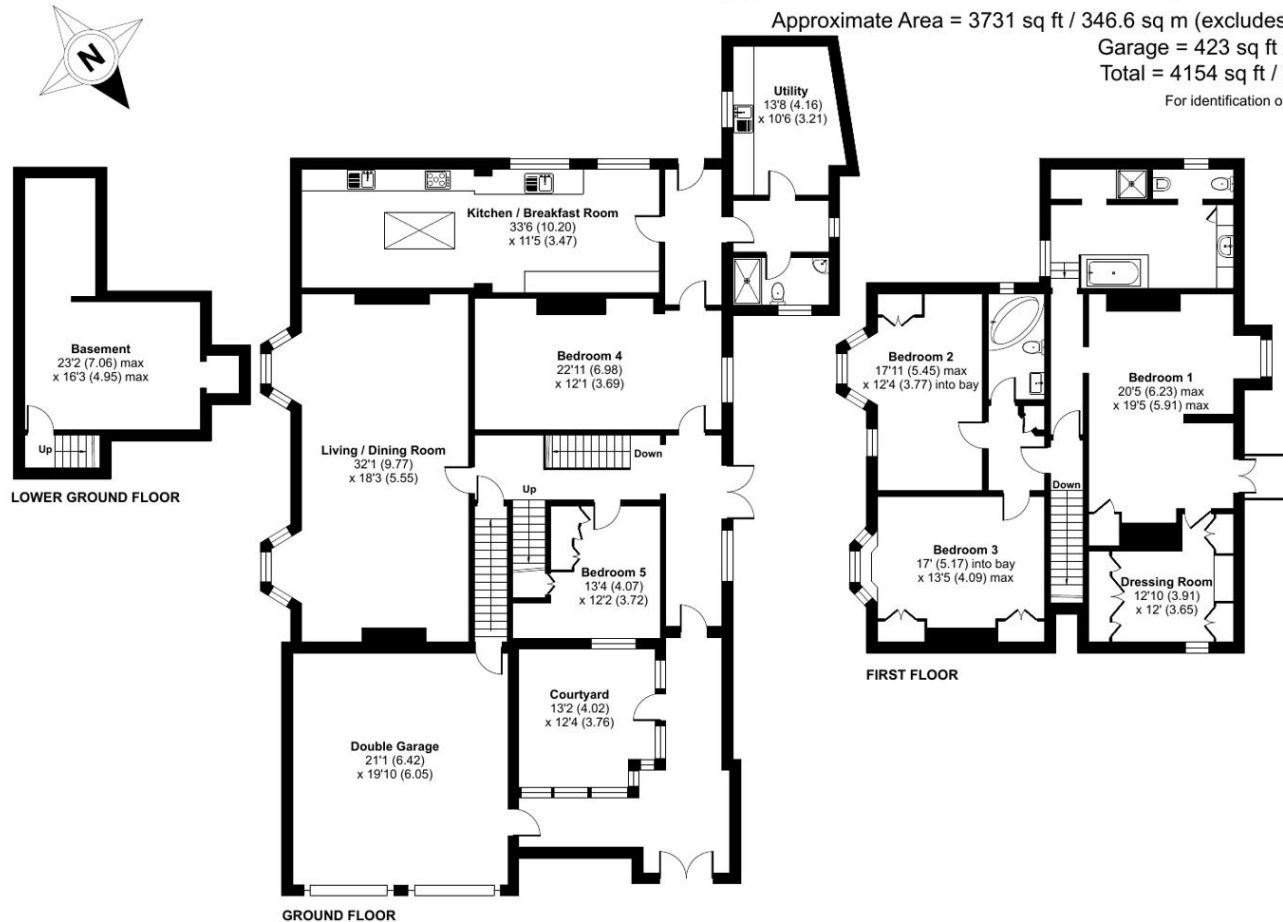
Eggars Hill, Aldershot, Hampshire, GU11

Approximate Area = 3731 sq ft / 346.6 sq m (excludes courtyard)

Garage = 423 sq ft / 39.2 sq m

Total = 4154 sq ft / 385.8 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2024.
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