



8 Causeway Cottages, Hartley Wintney

Hook

McCarthy  
Holden

Guide Price £609,999



## 8 Causeway Cottages

Hartley Wintney, Hook

A characterful two bedroom period cottage located in the Hampshire village of Hartley Wintney. With an open plan living/dining room and modernised kitchen, all located just off the popular Cricket Green.

Council Tax band: G

Tenure: Freehold

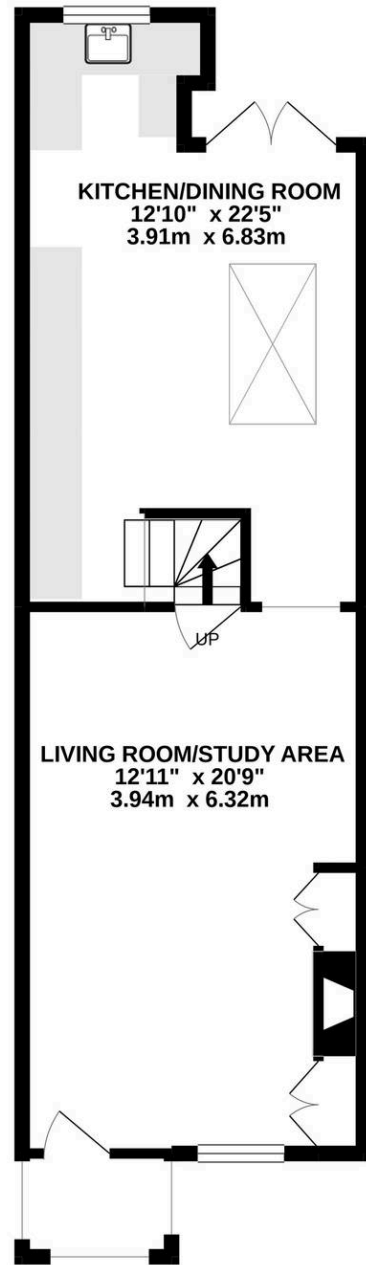
EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E

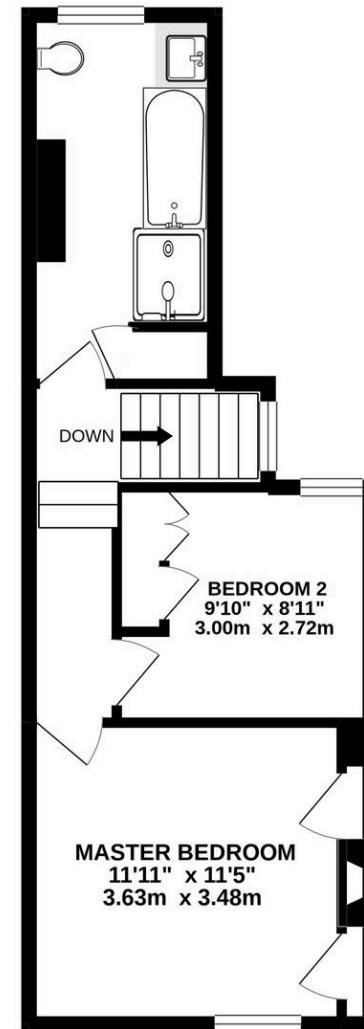
- Prime Village Location
- No Onward Chain
- Character Cottage with Parking
- Modernised and Improved
- Proximity to Golf Club



GROUND FLOOR  
543 sq.ft. (50.4 sq.m.) approx.



1ST FLOOR  
387 sq.ft. (35.9 sq.m.) approx.



TOTAL FLOOR AREA : 929 sq.ft. (86.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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.

Made with Metropix ©2021



## McCarthy Holden Hartley Wintney

McCarthy Holden, 61 High Street - RG27 8NY

01252 842100 • [hw@mccarthyholden.co.uk](mailto:hw@mccarthyholden.co.uk) • [www.mccarthyholden.co.uk/](http://www.mccarthyholden.co.uk/)

These particulars are provided in good faith under the Consumer Protection from Unfair Trading Regulations 2008 and are for guidance only. They do not form part of any contract. No survey has been carried out, and services or fittings have not been tested.

Photos and floor plans are illustrative; items shown may not be included. Buyers/tenants must verify all details. Fixtures & Fittings: Excluded unless specifically stated.