



Jekyll & Hyde

Hartley Wespall, Hook, RG27 0AX

The Jekyll & Hyde pub is situated in a beautiful rural location in Hampshire, but has a strong roadside presence on a prominent A-road.

1,800 sq ft
(167.23 sq m)

- Dining
- Garden
- Parking
- Countryside Views
- Private Accommodation
- Fireplace

Jekyll & Hyde, Hartley Wespall, Hook, RG27 0AX

Description

The Jekyll & Hyde is situated in a beautiful rural location in Hampshire, but has a strong roadside presence on a prominent A-road and is also close to the M3 motorway. The surrounding countryside is popular with both walkers and cyclists, making the most of the excellent walking routes and local road network.

At first glance, the Jekyll & Hyde looks like a modestly sized roadside establishment but on entering, its true size becomes apparent. The pub is one of the key dining establishments in this very busy area, with over 120 internal covers. There are several characterful dining areas leading off from the bar, which is ideally situated at the front of the pub.

The Jekyll benefits from a large, well-maintained garden with over 130 covers, a generous car park, and is in very good condition throughout.

There is excellent private accommodation at this pub comprising three double bedrooms, a single bedroom, a bathroom, a small shower room, an open open-plan lounge/diner, and a private kitchen. There is also a separate bedroom and bathroom (accessed through a fire door).

Location

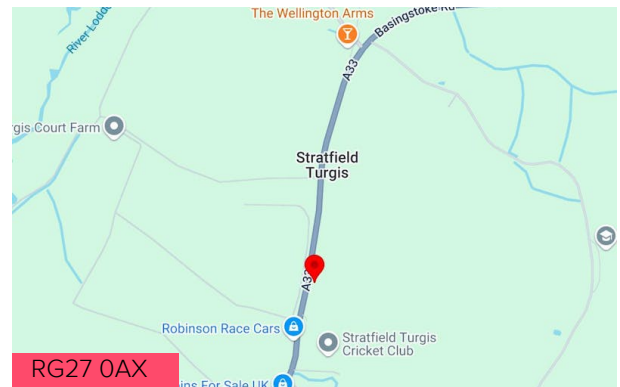
The surrounding area is dominated by the Duke of Wellington's Stratfield Saye estate. Wellington Country Park is a mere 3 miles away just off the A33 and attracts many visitors to their family-orientated events and beautiful grounds. The area also benefits from many affluent large, and ever-growing, villages. Basingstoke and Reading are within easy commute either by road or the railway link between the two.

As a region, Hampshire has it all, with a great combination of city, coast, and countryside locations. The county has history and heritage at its heart, and benefits from the natural beauty of two stunning National Parks. With exciting events throughout the year, including arts, culture, festivals, music, and sporting events, Hampshire is an ideal location that caters to all.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Dining Area	1,500	139.35	Available
Outdoor - Garden Space	300	27.87	Available
Total	1,800	167.22	



Summary

Available Size	1,800 sq ft
Rent	Rent on application
Business Rates	Upon Enquiry
Service Charge	£3 per sq ft
Car Parking	N/A
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Viewing & Further Information

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