

11 The Cul De Sac, Naish Estate, Barton on Sea, BH25 7RU

£225,000

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11 The Cul De Sac
Naish Estate
Barton On Sea
Hampshire
BH25 7RU

A fantastic opportunity to purchase this two bedroom double unit residential park home, ideally situated on the popular Naish Park. The property has recently undergone a modernisation programme and is now offered in lovely order throughout, featuring a modern kitchen, a wet room, a spacious sitting room, a utility area, a driveway, and generous, private, and secluded gardens.

- Entrance Porch
- Entrance Hall
- Sitting Room
- Kitchen/Dining Room
- Two Bedrooms
- Wet Room
- Rear Porch
- Driveway
- Private & Secluded Gardens





The Property

Entrance porch with UPVC construction, a UPVC window, carpeted flooring, and access to the entrance hall.

The entrance hall has been recently re-plastered and features a modern radiator, a storage cupboard, and a central heating thermostat.

The kitchen/dining room is a fantastic double aspect space, recently refitted with a modern range of grey gloss wall and base units, a contrasting timber effect worktop, a stainless steel one and a half bowl sink with mixer tap and drainer, a larder style cupboard, a glass fronted display cabinet, and space with plumbing for a dishwasher, a cooker, and a tall stand up fridge/freezer. There is a wall mounted Potterton boiler and ample space for a six seater table and chairs. Double casement doors lead through to the sitting room.

A glazed door leads out to the rear lobby, which has a large UPVC window, a UPVC door giving access to the rear garden, space and plumbing for a washing machine and tumble dryer, and ample storage space.

The sitting room is a generous size with a bright double aspect, a feature fireplace, ample space for a three piece suite, a TV aerial point, and a radiator.

The wet room has been recently refitted with a modern electric shower and shower curtain, fully tiled walls, and a modern suite comprising a pedestal wash hand basin with mixer tap, a WC, UPVC window, a heated towel rail, and a mirror fronted medicine cabinet.

The master bedroom is a great sized double room with two UPVC windows, a radiator, a lovely range of built-in wardrobes, and ample space for a double bed and bedside cabinets.

Bedroom two is situated at the rear of the property, with a UPVC window enjoying views over the rear garden, built-in storage, a radiator, and ample space for a single bed and bedside cabinets. This room would also make an ideal home office.

The property must be viewed to be fully appreciated.

















Gardens & Grounds

To the front of the property are double timber gates providing access to a driveway with parking for one vehicle.

There is a storage shed and a beautifully landscaped garden with high level fencing, making it extremely private and secluded.

The garden is generally laid to shingle, with a pathway leading to the front door, an area of patio, an ornamental fish pond, and mature shrubs and trees.

A pedestrian gate provides access.

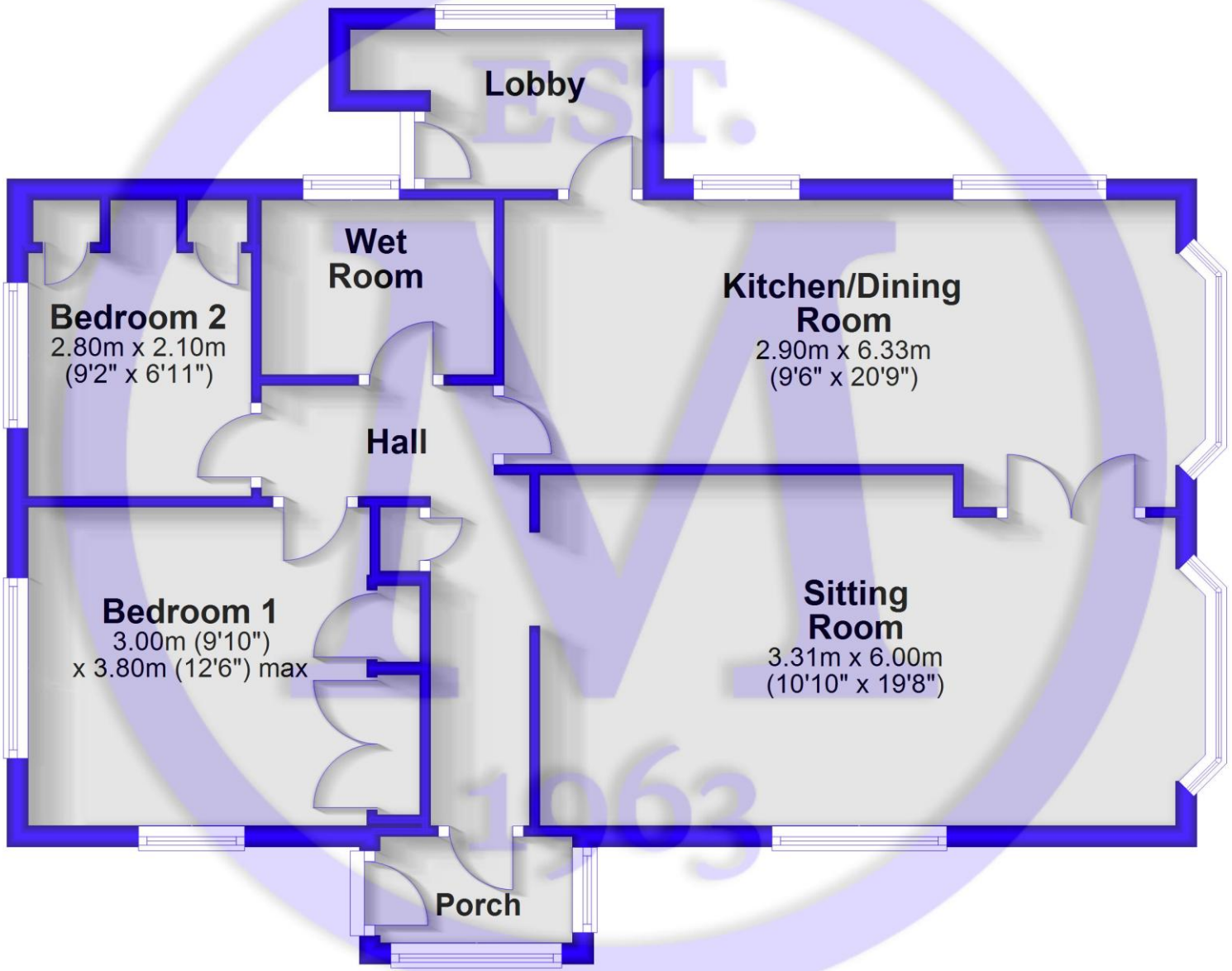
A side gate leads to the rear garden, which is also surrounded by high level fencing for privacy and seclusion. The rear garden features a large greenhouse, storage shed, small lawn area, fish pond, large patio, and a rear gate giving access to additional parking.

Services

- Mains gas, electricity, drainage and water
- Council Tax Band: A
- Energy Performance Rating: To be confirmed

Floor Plan

Approx. 70.0 sq. metres (752.9 sq. feet)

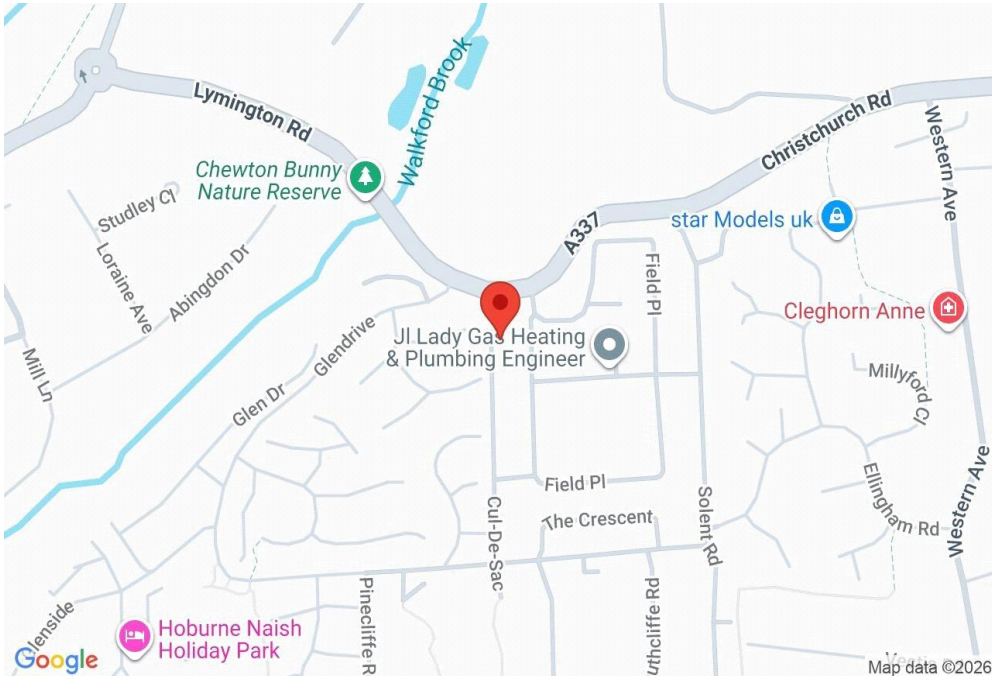


Total area: approx. 70.0 sq. metres (752.9 sq. feet)

Situation

Hoburne Naish Holiday Park is set in a stunning clifftop location, offering breathtaking views of the Dorset coastline. The park provides direct access to beautiful beaches, scenic coastal walks, and is within easy reach of the picturesque New Forest National Park. On-site, you'll find excellent facilities including a heated indoor and outdoor pool, adventure golf, a fitness suite, a multi-use games area, and a restaurant and bar. The park also hosts a vibrant entertainment complex, offering a variety of events and activities throughout the year. Perfect for those seeking relaxation and adventure, Hoburne Naish offers an exceptional lifestyle in a tranquil yet well-connected setting.







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