



6 Christchurch Bay Road, Barton on Sea, BH25 7NU

£625,000

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*6 Christchurch Bay Road
Barton on Sea
New Milton
Hampshire
BH25 7NU*

An individual and characterful detached house set in a fantastic coastal location, just a few steps from the beautiful Barton on Sea clifftop and beach. The property offers flexible accommodation, currently laid out as three bedrooms and three reception rooms, in addition to a UPVC double glazed conservatory. Other features include a lovely private corner plot, scope for further extension if required, and the property is offered with no forward chain.

- Entrance Hall & Cloakroom
- Sitting Room & Dining Room
- Home Office
- Conservatory
- Kitchen
- Three First Floor Bedrooms
- First Floor Bathroom & Cloakroom
- Garage
- Off Road Parking
- Private Gardens



The Property

Entrance hall with a feature hardwood front door, stairs to the first floor, and useful understairs storage.

Lovely double aspect sitting room with a private outlook over the gardens and a feature tiled fireplace.

Conservatory with low level cavity brick walls, UPVC double glazed windows, a glass roof, and casement doors opening onto the garden.

Separate dining room with attractive exposed timber flooring and an outlook to the front.

Home office/ground floor bedroom four with timber effect flooring and a double aspect.

Kitchen fitted with a range of storage units, a marble effect worktop, and an inset sink unit with a mixer tap. There is space for a cooker, washing machine, and tall fridge freezer, and it benefits from an outlook to the rear.

Ground floor cloakroom with a WC and hand basin.

First floor landing with a trap to the roof space and an airing cupboard.

Three first floor bedrooms, including the superb large master bedroom benefiting from a triple aspect and built-in storage.

Bathroom comprising a panel bath with a mixer tap and shower attachment over, a wash basin, a heated towel rail, and part-tiled walls.

Separate cloakroom.





Gardens & Grounds

The property sits on a corner plot with mature hedging providing privacy from the road. The gardens are laid mainly to lawn, with colourful flower and shrub beds.

Twin timber gates provide access to a tarmac driveway, which in turn leads to a detached double garage with a pitched roof and twin opening timber doors.

There is a further timber garden store, and the rear garden enjoys a sunny westerly aspect.

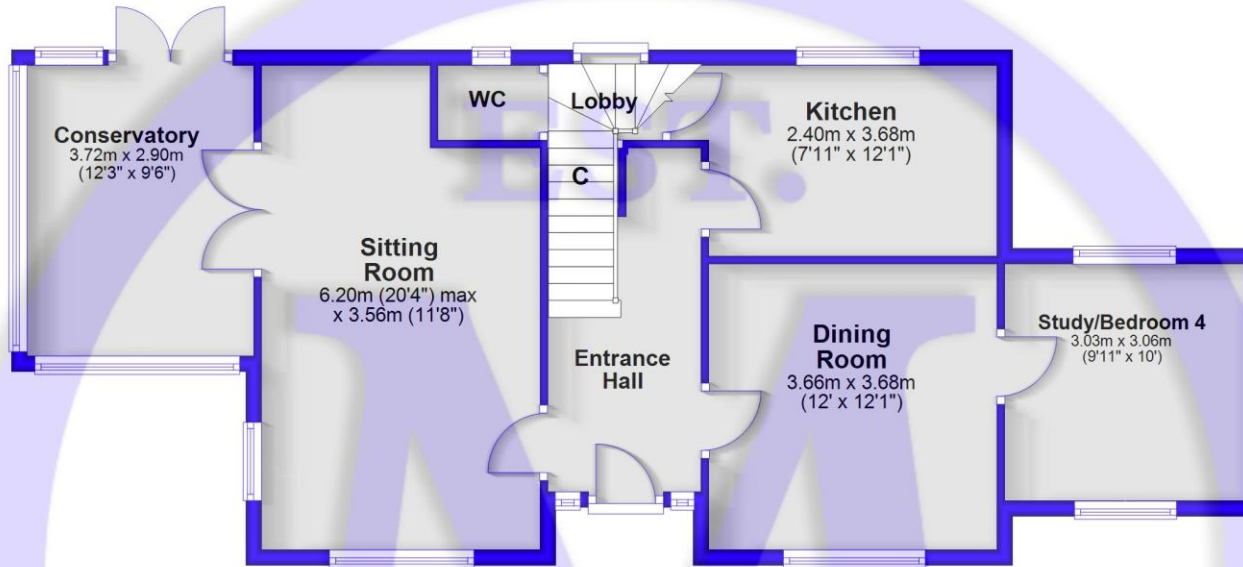
Services

- Mains gas, electricity, drainage and water
- Council Tax Band: TBC
- Energy Performance Rating: TBC



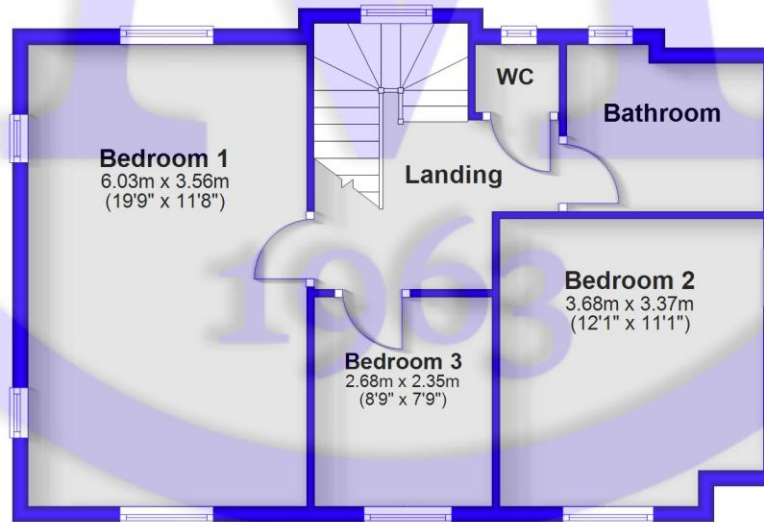
Ground Floor

Approx. 77.5 sq. metres (834.4 sq. feet)



First Floor

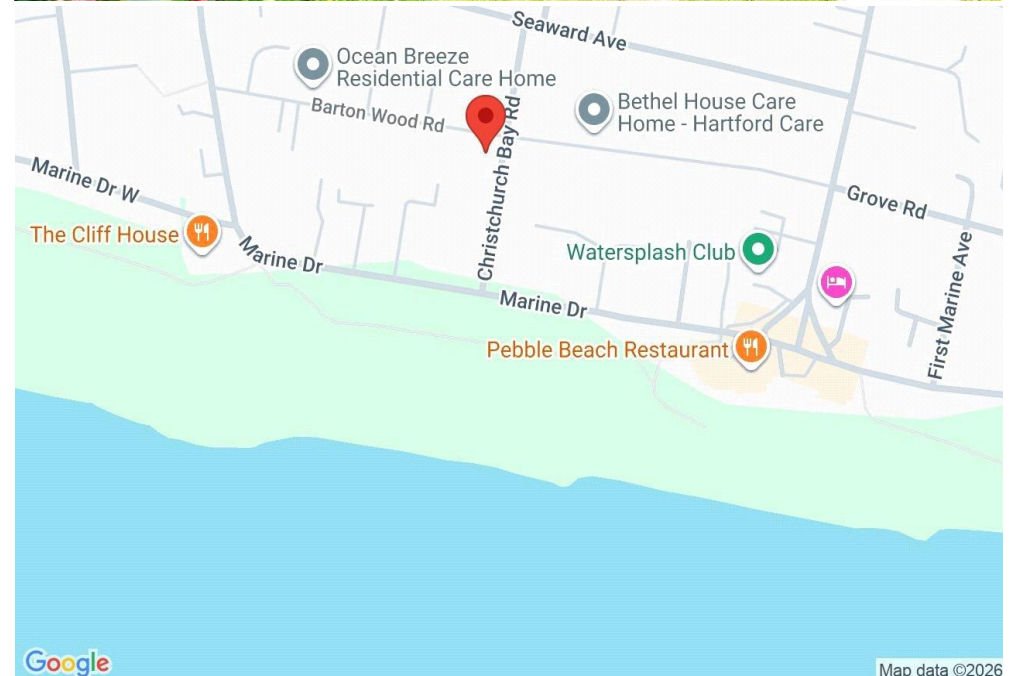
Approx. 56.1 sq. metres (603.6 sq. feet)



Total area: approx. 133.6 sq. metres (1438.0 sq. feet)

Situation

Barton on Sea, a charming suburb of New Milton, enjoys a prime location along a picturesque stretch of the Solent coastline. With sweeping views across Christchurch Bay to the Isle of Wight and access to stunning coastal walks in both directions, it's a haven for nature lovers and outdoor enthusiasts. Its popularity is further enhanced by proximity to the open landscapes of the New Forest National Park, direct mainline rail links to London Waterloo, and a range of high-quality amenities. These include excellent schools, fine dining at the renowned Chewton Glen Hotel and Pebble Beach restaurant, and a 27-hole links-style golf course. Offering a perfect blend of natural beauty, convenience, and luxury, Barton on Sea continues to attract those seeking an exceptional coastal lifestyle.





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