



6 Vincent Road, New Milton, BH25 6SN

£289,950

Mitchells
1963 — TODAY



*6 Vincent Road
New Milton
Hampshire
BH25 6SN*

An immaculately presented two bedroom town house situated in this popular and convenient position within easy walking distance of New Milton town centre and the local schools. The house has been comprehensively modernised and updated in recent years and is now presented in first class order throughout with particular features including a superb large kitchen, a fully tiled luxury bathroom, UPVC double glazing, gas fired central heating with a new boiler in 2022, off road parking and an additional parking space. An internal inspection is strongly recommended to fully appreciate the property.

- Sitting/Dining Room
- Kitchen
- Two Bedrooms
- Bathroom
- Landing
- Off Road Parking
- Further Allocated Space
- Private Gardens



The Property

UPVC double glazed front door provides access to the good sized sitting/dining room which has stairs to the first floor and a full height window providing an outlook to the front.

Superb modern kitchen fitted with a range of grey wall and base units with a dark oak worktop and an inset sink unit with a mixer tap over, space for tall fridge freezer and washing machine, integrated slimline dishwasher, electric oven, touch control hob and extractor, attractive tiling, timber effect flooring, a UPVC double glazed door to outside and an outlook over the rear garden.

First floor landing with a trap to the roof space.

Two good sized bedrooms, one with a large built in cupboard housing the modern Worcester gas fired boiler installed in 2022.

Fully tiled luxury bathroom fitted with a modern white suite comprising a shaped panel bath with a shower attachment and glass shower screen, wash basin, WC, tiled flooring, ladder style heated towel rail, recess ceiling spotlights and an extractor fan.

Excellent decorative order throughout.

An internal viewing is strongly recommended.





Gardens & Grounds

The front garden is laid mainly to shingle providing off road parking.

The rear garden is laid mainly to lawn with high level timber fencing.

Services

- Mains gas, electric, drainage and water
- Council Tax Band C
- Energy Performance Rating D



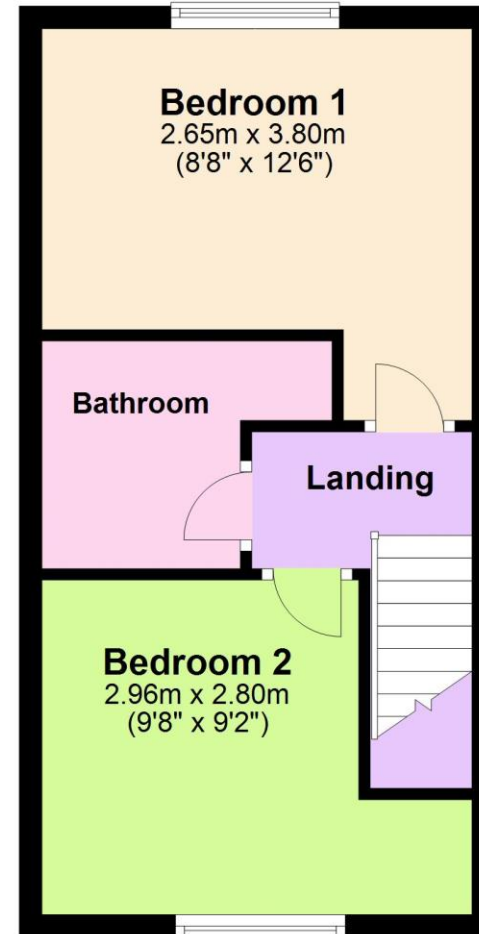
Ground Floor

Approx. 31.2 sq. metres (336.2 sq. feet)



First Floor

Approx. 29.3 sq. metres (315.2 sq. feet)



Total area: approx. 60.5 sq. metres (651.4 sq. feet)

'Whilst every attempt has been made to ensure the accuracy of this floor plan, the 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.'

Plan produced using PlanUp.

Situation

New Milton is a thriving market town on the western edge of Hampshire. The area lies on a picturesque stretch of the Solent coastline with stunning views over Christchurch Bay to the Isle of Wight. With the enviable location, beautiful coastal walks, main line railway station reaching London Waterloo in less than two hours, excellent schools, both private and state, 27 hole links style golf course and the renowned Chewton Glen hotel, New Milton remains an extremely popular location for those relocating to the coast.

Directions

From Mitchells proceed along Old Milton Road. At the roundabout continue straight across and take the first right into Gore Road. Take the second right into Vincent Road where the property will be found on the right hand side.





Mitchells.uk.com
info@mitchells.uk.com
01425 616411

Centenary Buildings
8-10 Old Milton Road
New Milton
Hampshire
BH25 6DT

Mitchells
1963 — TODAY

