

7 BROWNSEA CLOSE
NEW MILTON, HAMPSHIRE, BH25 5UG





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New Milton, Hampshire, BH25 5UG

This highly deceptive four bedroom, two reception room house is ideally situated in walking distance of local schools and New Milton town centre. The property offers bright and airy accommodation with features including a spacious sitting room, a separate dining room, a conservatory and a secluded rear garden.

- Entrance Hall
- Kitchen
- Dining Room
- Sitting Room
- Conservatory
- First Floor Landing
- Four Bedrooms
- Family Bathroom
- Garden
- Garage



£335,000

The Property

Entrance hall with stairs to first floor landing, electrical consumer unit, useful coat hooks and access through to the sitting room and kitchen.

The kitchen is fitted with a range of white gloss wall and base units with a contrasting worktop, a tiled splash back, tile effect flooring and space and plumbing for a washing machine, a free standing cooker, a dishwasher and an under counter fridge. There is a built in extractor fan and UPVC window giving an outlook towards the back garden.

The sitting room is a fantastic size with a feature bay window to the front, TV aerial point, ample space for three piece suite, feature fireplace with inset electric fire, timber mantle and marble effect hearth and understairs storage cupboard.

The sitting room opens through to the dining room with space for a six seater table and chairs, has a radiator and opens through to the conservatory.

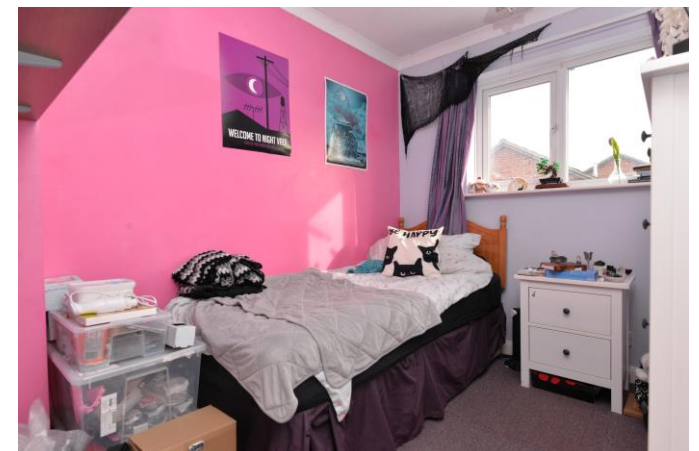
The conservatory is constructed of UPVC double glazed windows, polycarbonate roof and double casement doors lead out to the rear garden.

On the first floor landing is a hatch to roof space with drop down ladder and airing cupboard housing the hot water cylinder and slated shelves for storage.

The master bedroom is a lovely sized double bedroom with a great range of built in wardrobes, radiator and UPVC window. The other three bedrooms are currently used as single bedrooms with ample space for single beds and wardrobes with bedroom two and four enjoying an outlook over the rear garden.

The family bathroom has a white suite comprising a P shaped bath with mixer tap over and electric Triton shower attachments, glass shower screen, pedestal wash hand basin with mixer tap over, WC, heated towel rail, mirror fronted medicine cabinet and UPVC window.





Gardens & Grounds

To the front of the property is a pathway leading to the front door.

To the rear the garden has been laid mainly to patio with high level fencing giving a good degree of seclusion.

There is a single garage in a nearby block with up and over door.

Services

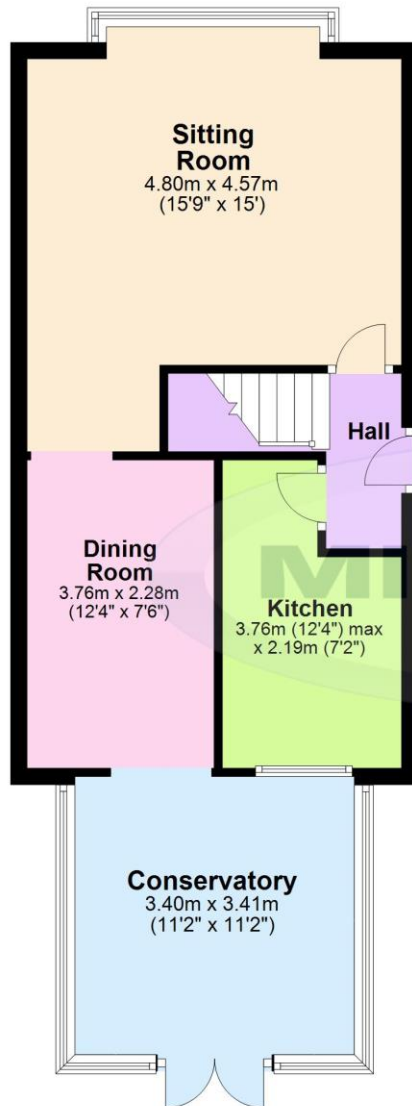
Mains gas, electric, drainage and water

Council Tax Band C

Energy Performance Rating TBC

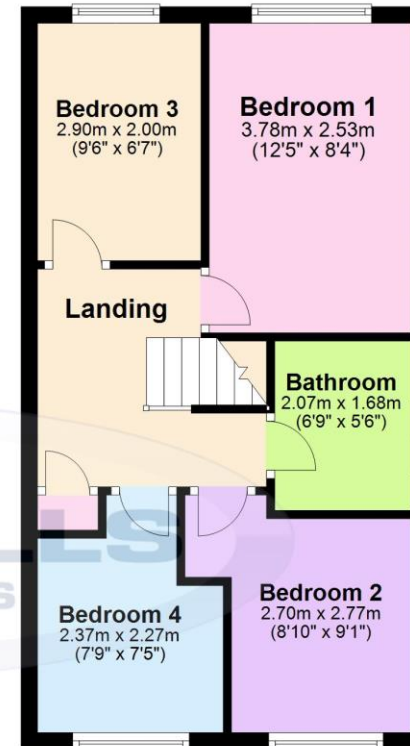
Ground Floor

Approx. 52.0 sq. metres (560.0 sq. feet)



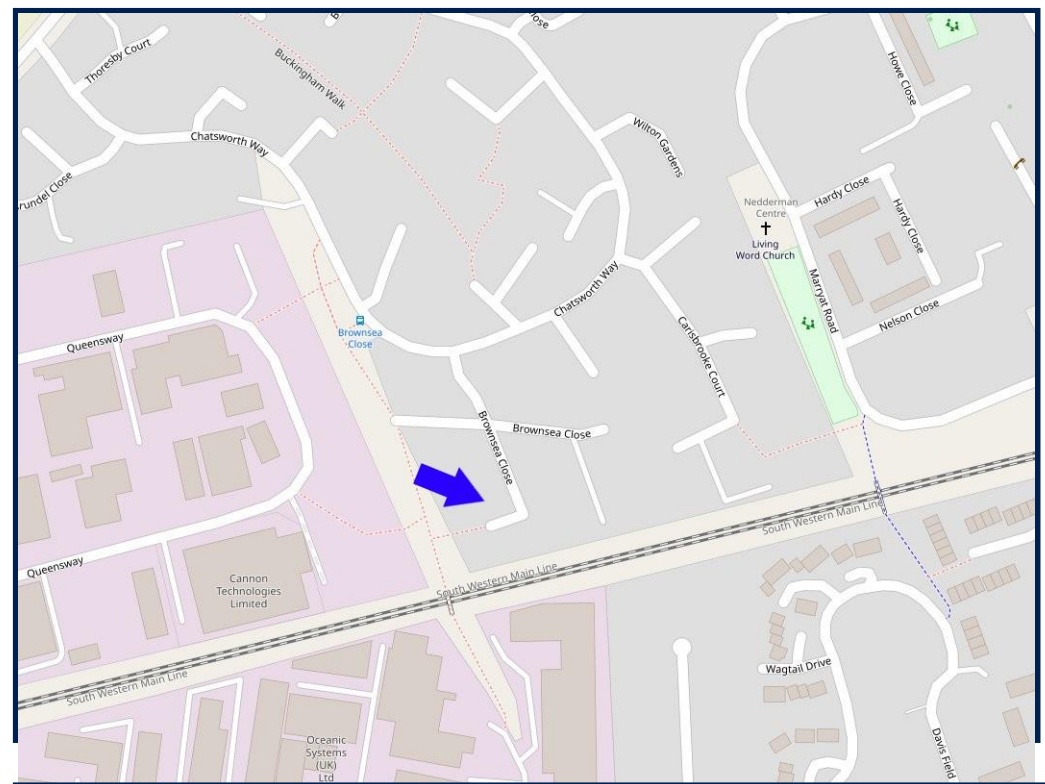
First Floor

Approx. 39.8 sq. metres (428.4 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.

7 Brownsea Close, New Milton

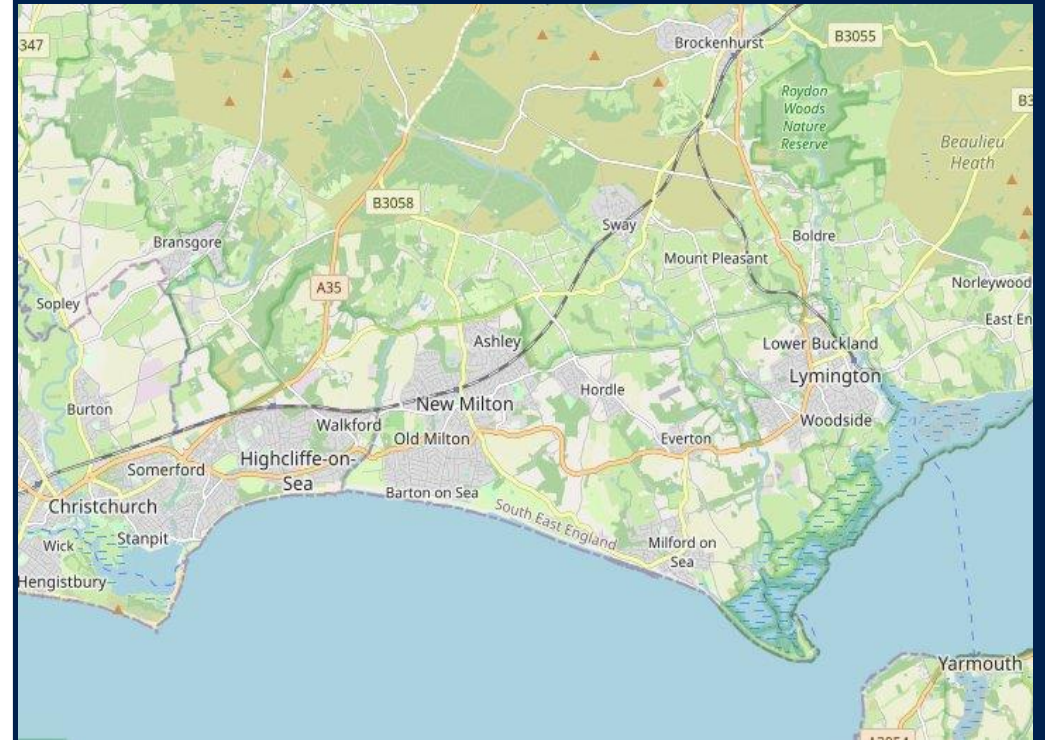


Situation

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, across at the mini roundabout and take the first right into Gore Road. After approximately 1 mile turn right into Stem Lane, take the third right into Chatsworth Park, after a short distance turn right into Brownsea Close and the property will be seen after a short distance on the left hand side.





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