



28 Grange Close, Everton, SO41 0TY

£475,000

Mitchells
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*28 Grange Close
Everton
Lymington
Hampshire
SO41 0TY*

A fantastic opportunity to purchase this three bedroom link-detached house that is situated in this quiet and secluded cul de sac in the highly sought after village of Everton. The property offers bright and modern accommodation with features including a recently fitted kitchen and bathroom, ground floor cloakroom, through sitting dining room, driveway, garage and secluded wrap around garden.

- Entrance Hall
- Ground Floor Cloakroom
- Kitchen
- Sitting Room
- Dining Room
- First Floor Landing
- Three Bedrooms
- Family Bathroom
- Secluded Garden
- Driveway
- Garage



The Property

Entrance hall with laminate style flooring, stairs to first floor landing and double coats cupboard.

The ground floor cloakroom has been recently refitted with a suite comprising a WC with hidden cistern, wash hand basin with mixer tap over and storage beneath, part tiled walls, UPVC window and chrome heated towel rail.

The sitting room has a feature bay window to the front, wall mounted TV point, a continuation of the laminate style flooring and archway through to the dining room.

Dining room with sliding patio doors onto the garden and access through to the kitchen.

The kitchen is fitted with a fantastic range of grey shaker style wall and base units with a contrasting quartz worktop, Blanco sink with mixer tap over and drainer, four burner induction hob with extractor fan over and integrated appliances include an eye level oven, microwave, tall stand up fridge freezer and cupboard housing the recently fitted Worcester boiler.

First floor landing with large UPVC window and useful storage cupboard.

Family bathroom fitted approximately a year ago with a modern suite comprising a panel bath with mixer tap over and independent thermostatic shower, glass shower screen, part tiled walls, wash basin with mixer tap over and storage beneath, WC with hidden cistern and chrome heated towel rail.

There are two fantastic double bedrooms both with built in wardrobes and bedroom three is situated at the front of the property and would make an ideal home office or small double bedroom, if required.





Gardens & Grounds

To the front of the property is a single garage with parking in front, additional parking nearby and a pathway leads to the front door with the garden being surrounded by high level hedging and fencing making it extremely private and secluded. The property sits on a fantastic wrap around plot generally laid to woodchip with mature and colourful planting, a large summerhouse constructed approximately two years ago, storage shed and ornamental fishpond.

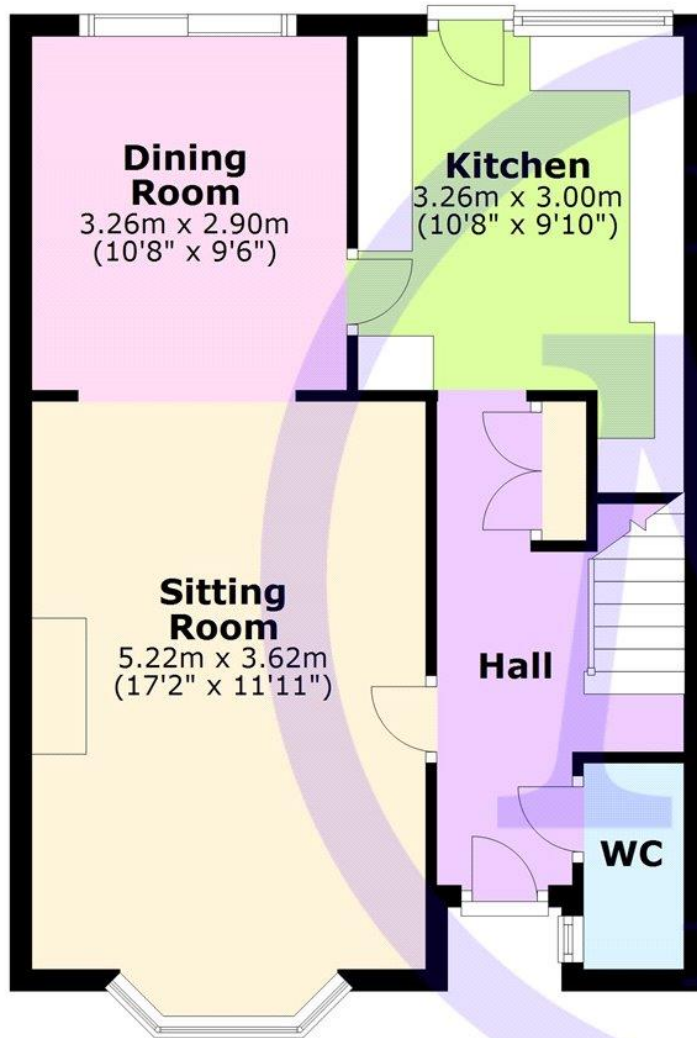
The property has been completely modernised over the last two years and is now offered in lovely condition throughout.

Services

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

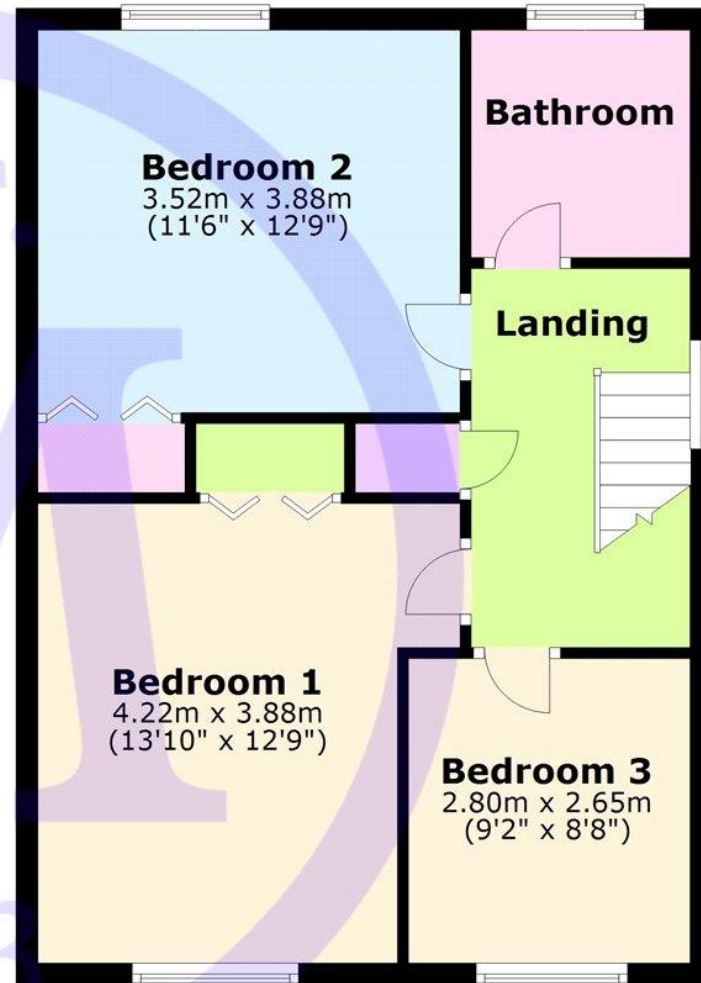
Ground Floor

Approx. 50.5 sq. metres (543.9 sq. feet)



First Floor

Approx. 51.4 sq. metres (553.2 sq. feet)



Total area: approx. 101.9 sq. metres (1097.1 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.

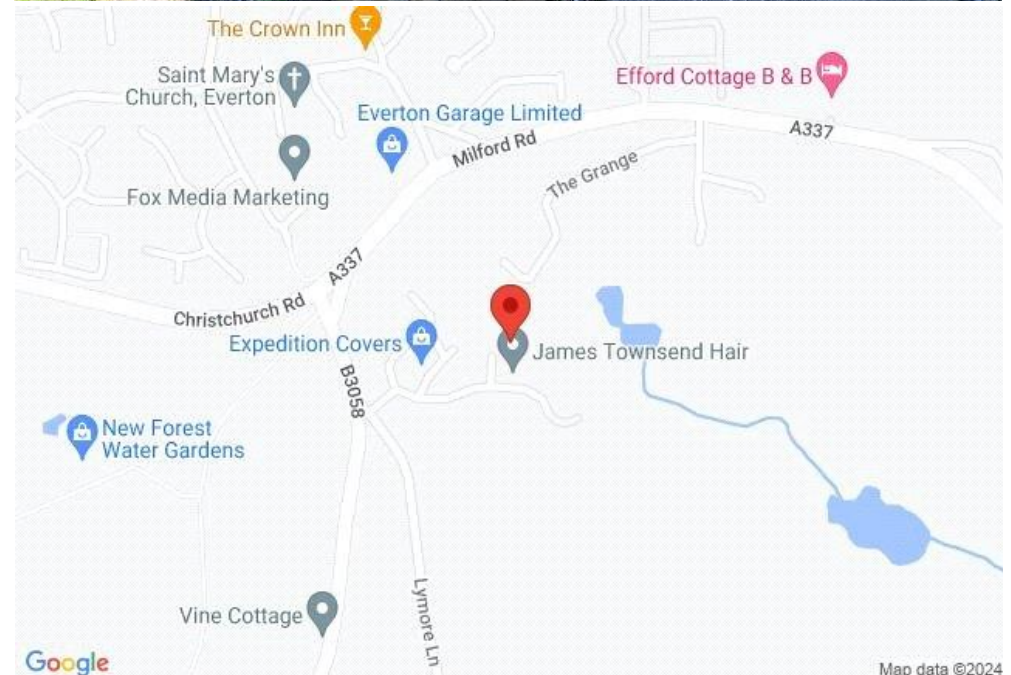
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Situation

Everton is a small village well situated mid-way between the Georgian town of Lymington and the bustling town of New Milton. It benefits from a village pub, village store and recreation ground. With the mainline railway station at New Milton, the attractive town quay at Lymington, good quality eateries including the Royal Oak at nearby Downton, the open forest of the New Forest National Park and Milford On Sea cliff top and beach Everton is a great choice for your new home.

Directions

From Mitchells proceed down Station Road. Upon reaching the mini roundabout turn right. After approximately three miles turn right to Milford. Take the first left into Grange Close. Bare round to the right and take the second turning left where the property will be seen at the end.





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