



Peppercorn Cottage, Durnstown, Sway, SO41 6AL

£650,000

Mitchells
1963 — TODAY



Peppercorn Cottage
Durnstown
Sway
Lymington
Hampshire
SO41 6AL

An attractive and well-designed modern detached house forming part of a small select development built by highly regarded local developers, Colten, and situated in the fantastic position with only a short walk of the open forest of The New Forest National Park. Other features of the property include two reception rooms including an impressive sitting room, a good sized kitchen/breakfast room, three bedrooms, an en-suite shower room to the master bedroom, secluded gardens and walking distance of both the village centre and the mainline railway station. The property is built to Colten's usual high standard of specification and an internal viewing is strongly recommended.

- Entrance Hall
- Sitting Room
- Dining Room
- Kitchen/Breakfast Room
- Cloakroom
- Landing
- Three Bedrooms
- Family Bathroom
- En-Suite Shower Room
- Garage
- Off Road Parking
- Private Gardens



The Property

Entrance hall with attractive tiled flooring, staircase to the first floor with feature glazing, storage cupboard with automatic lighting and a further double cupboard also with automatic lighting and housing the wall mounted glow worm gas fired boiler.

Impressive sitting room with a feature recess fireplace with a timber mantle, tiled hearth and an inset Clearview woodburning stove, superb triple aspect glazing with casement doors onto the patio and rear garden.

Separate dining room which could be used as a home office, if required.

Kitchen/breakfast room benefitting from a double aspect and fitted with an excellent range of timber effect wall and base units with soft closing drawers and doors and a contrasting stone effect worktop with an inset one and a half bowl sink unit with mixer tap over, integrated Neff electric oven, combination oven, five burner gas hob and extractor, ample room for a kitchen table, a lovely outlook over the gardens, integrated fridge and separate freezer, dishwasher and washing machine and under cupboard lighting.

Ground floor cloakroom fitted with a modern white suite with tiled flooring.

First floor landing with trap to the roof space and a double airing cupboard housing a megaflow hot water cylinder.

Three good sized bedrooms all with built in wardrobes and with the master bedroom benefitting from a fully tiled en-suite shower room fitted with a modern white suite comprising a corner shower cubicle, his and hers wash basins, WC, recess ceiling spotlights and an extractor fan.

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





Gardens & Grounds

The property sits on a lovely private plot with high level mature trees and hedging providing privacy from the road.

A block paved driveway provides off road parking and leads to the attached garage with an up and over door, power and light.

The rear garden has an area of textured paved patio with the remainder laid mainly to lawn with mature borders, a lovely copper beech tree and faces in a southerly direction.

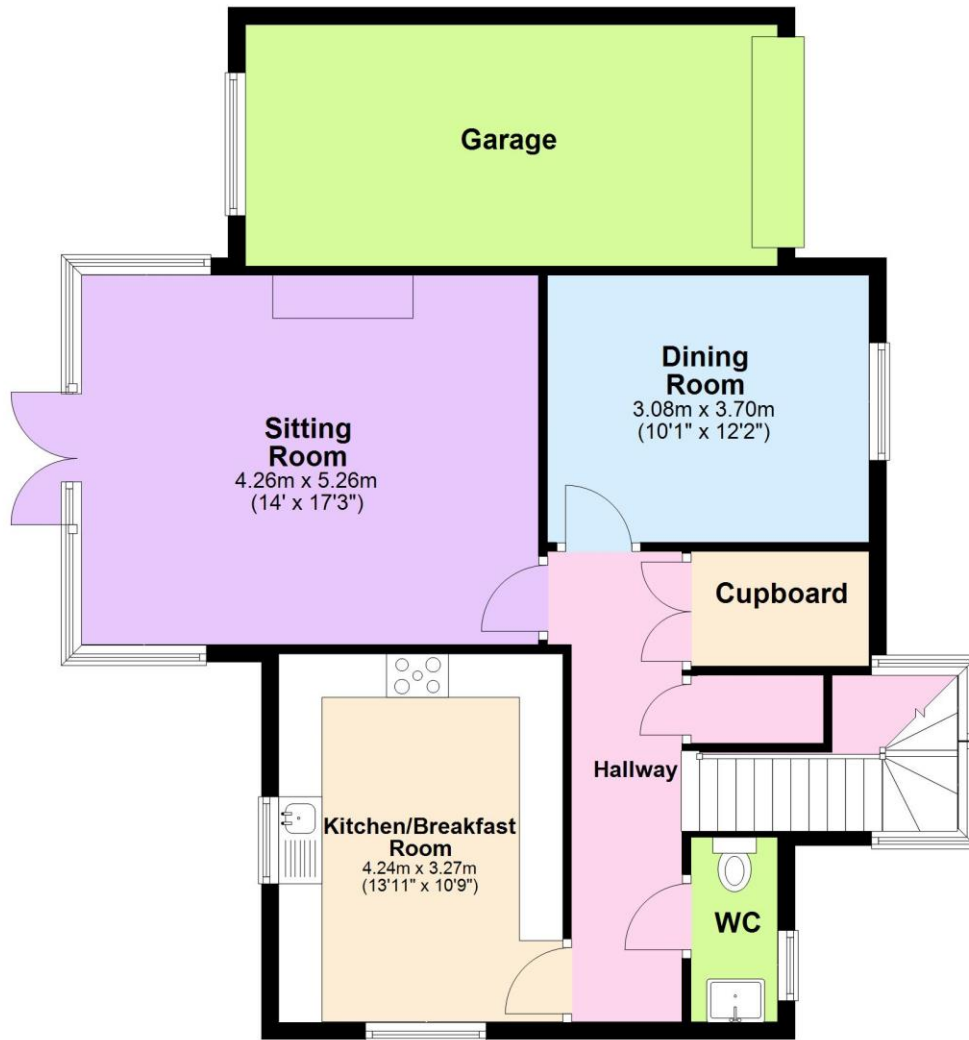
Services

- Mains gas, electric, drainage and water
- Council Tax Band F
- Energy Performance Rating To be confirmed



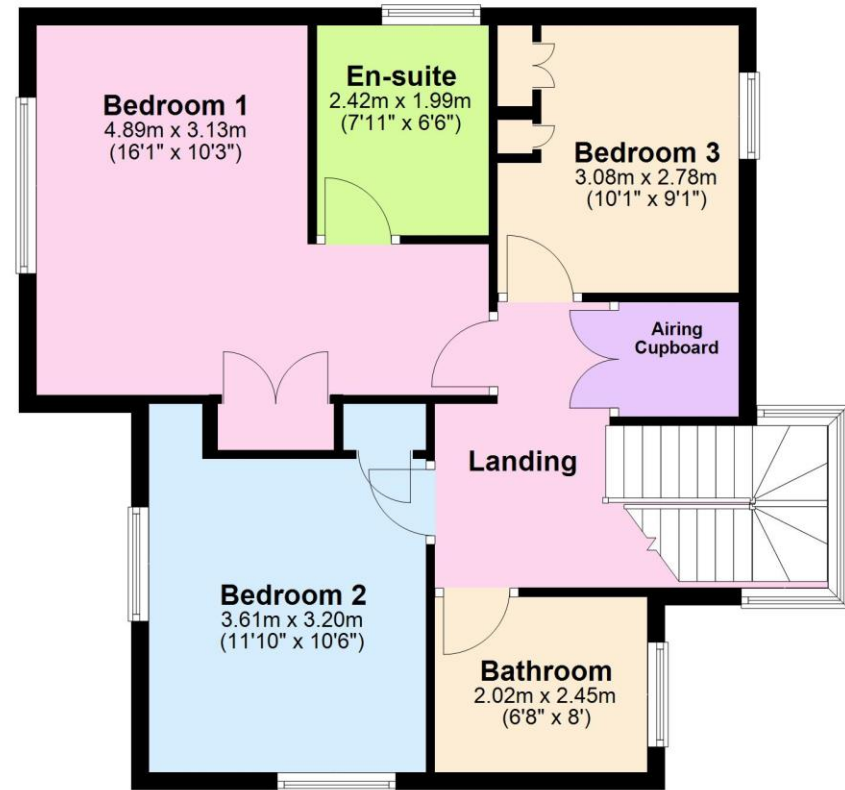
Ground Floor

Approx. 85.2 sq. metres (917.2 sq. feet)



First Floor

Approx. 63.6 sq. metres (684.9 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.

Peppercorn Cottage, Durnstown, Sway

Situation

Sway is a small and vibrant village situated on the fringe of the stunning New Forest National Park with its 92,000 acres of beautiful countryside. It has excellent facilities for a village including a medical centre, two country pubs, an award winning butchers, a mainline railway station, a large sports ground and a popular Primary school rated 'outstanding' by Ofsted. The Georgian town of Lymington with its historic town quay and the beautiful coastline at Milford on Sea are both within easy reach and extensive country walks are on the doorstep.

Directions

From Mitchells turn left at the traffic lights and proceed over the railway bridge. Upon reaching the roundabout turn right onto Sway Road. Upon reaching the hill approaching Durnstow, Peppercorn Cottage will be found on the left 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

