



*6a Chewton Sound, Hoburne Naish, BH25 7RE*

*£61,995*

**Mitchells**  
1963 — TODAY







*6a Chewton Sound  
Hoburne Naish  
Christchurch Road  
New Milton  
BH25 7RE*

A fine two bedroom ABI Beverley, situated in a fantastic position close to the clifftop and within a level walk of all facilities at Hoburne Naish. Features of the property include two good size bedrooms, one with an en suite bathroom, family shower room, spacious living accommodation and a large west facing garden.

- 11 Month Season (Can't Be Main Residence)
- Second Home Only
- Kitchen/Dining Room
- Sitting Room
- Two Bedrooms
- Family Shower Room
- En-Suite Bathroom
- West Facing Decking
- 2022 ABI Beverley 39 x 12
- License ends November 2037



## The Property

Entrance into the kitchen/dining room benefitting from a good range of modern wall and base units with appliances including integrated washing machine and fridge freezer, four burner gas hob with oven beneath, microwave, contrasting wood effect worktop, timber effect flooring and four seater dining table and chairs.

Sitting room with feature electric fireplace, UPVC double glazed sliding doors onto the west facing decking and ample storage.

Family shower room with modern suite comprising walk in shower cubicle with sliding glass door and thermostatically controlled shower attachments, wash hand basin with mixer tap over and storage beneath, WC, ladder style heated towel rail and cupboard housing the central heating boiler.

Bedroom one is a generous king size room with built in dressing table with mirror above, wall hung TV, matching bedside cabinets, wall hung storage unit and triple wardrobe. This bedroom also benefits from an en suite bathroom with modern suite comprising WC, ladder style heated towel rail, wash hand basin with mixer tap over and shelving beneath, panel bath with glass shower screen, mixer tap over and wall hung shower attachment and tiled effect flooring.

Bedroom two is a twin room with two single beds, single wardrobe built in and wall hung storage unit.

The property has been beautifully maintained by the current owners and an internal viewing is highly recommended.







## *Gardens & Grounds*

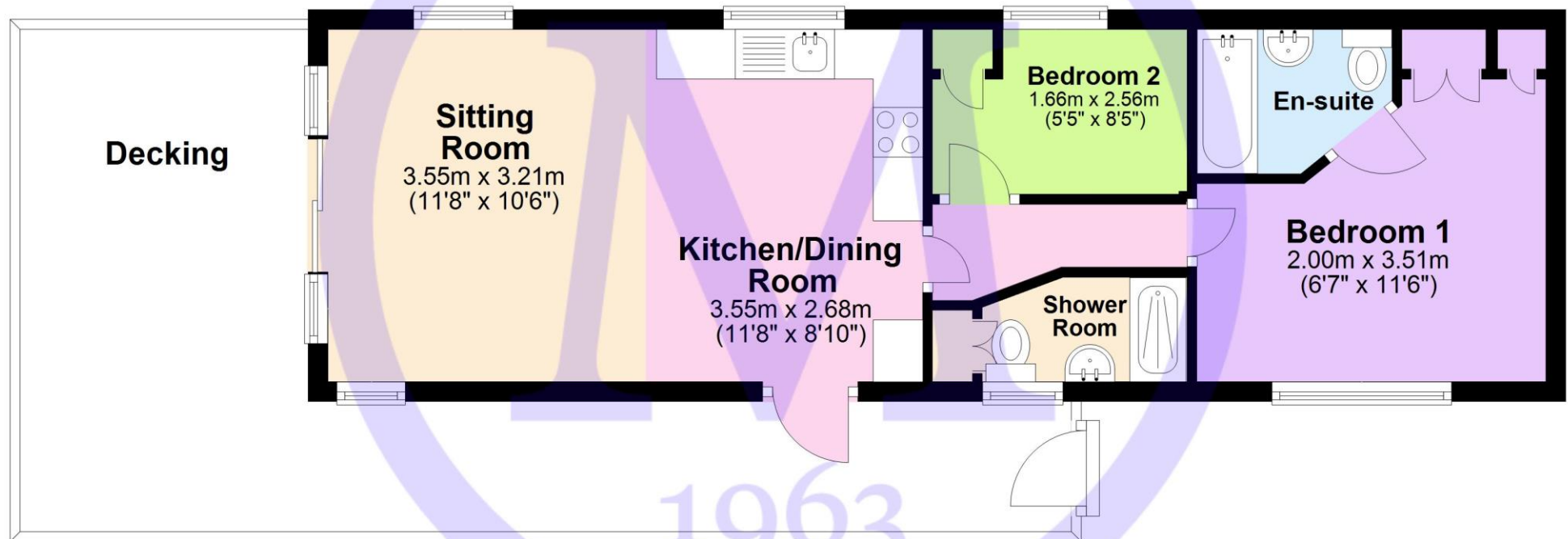
To the front of the property is a large area of west facing decking with an area of grass surrounding it. Adjoining the lodge there is a good area of casual parking.

## *Services*

- Mains gas, electric, drainage and water
- Council Tax Band N/A
- Energy Performance Rating N/A

## Floorplan

Approx. 43.5 sq. metres (468.5 sq. feet)



Total area: approx. 43.5 sq. metres (468.5 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.

**2022 ABI Beverley 39x12**





## Situation

Superb clifftop location with easy access to the beautiful beaches, the stunning clifftop walks, the open forest of the New Forest National Park and the nearby towns of Highcliffe on Sea and New Milton, Facilities include an impressive entertainment complex, heated pools, adventure golf, fitness suite, multi-use games area, brasserie and café among others.

## Directions

From Mitchells proceed along Old Milton Road and upon reaching the T junction turn right onto Christchurch Road. After approximately one and a half miles Hoburne Naish will be found on the left hand side.







[Mitchells.uk.com](http://Mitchells.uk.com)  
[info@mitchells.uk.com](mailto:info@mitchells.uk.com)  
01425 616411

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

**Mitchells**  
1963 — TODAY

