



4 Woodhouse Gardens, New Milton, BH25 6FJ

£925,000

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*4 Woodhouse Gardens
New Milton
Hampshire
BH25 6FJ*

A beautifully presented four bedroom detached house situated in a quiet enclave of only four properties, recently built by Colten Developments. The property has been immaculately kept and improved by the current owners, and features include a spacious open plan kitchen/family room with bi-fold doors opening onto the private southwest facing garden, a separate sitting room, a utility room, a ground floor WC, four good sized bedrooms, a family bathroom, an en-suite shower room to bedroom one, a detached double garage, and off road parking. The property has been finished to an extremely high standard, and an internal viewing is strongly recommended.

- Entrance Hall
- Open Plan Kitchen/Family Room
- Sitting Room
- Utility Room
- Ground Floor WC
- Four Bedrooms
- Luxury Family Bathroom
- En-Suite Shower Room
- Off Road Parking
- Detached Double Garage
- Private & Secluded Rear Garden



The Property

Spacious entrance hall with attractive timber effect tiled flooring, a casement door onto the rear patio, stairs to the first floor with stairway lighting, a contemporary radiator, an alarm control panel, and a large storage cupboard.

Ground floor WC with tiled flooring, a wall-hung wash hand basin with a mixer tap over and storage beneath, a WC, and attractive panelled walls with contrasting wallpaper.

Lovely triple aspect sitting room with a contemporary radiator, an air conditioning unit, recessed ceiling spotlights, carpeted flooring, a private outlook over the rear garden, and bi-fold doors onto the rear patio.

Incredible open plan kitchen/family room with a high specification kitchen fitted with an excellent range of high quality units with soft closing drawers and doors, a large centre island with further drawers, under cupboard lighting, recessed ceiling spotlights, a feature corner window, quartz worktops and upstands, a one and a half bowl sink unit with a mixer tap over, and an excellent range of integrated Neff appliances comprising a five burner induction hob, extractor fan, twin electric ovens, full height fridge, separate freezer, dishwasher, and a door to the separate utility room. The remaining area benefits from a triple aspect with three high level double glazed Velux windows providing an abundance of light, and bi-fold doors onto the patio and rear garden.

Utility room with a continuation of the timber effect tile flooring, space and plumbing for a washing machine and tumble dryer, a stainless steel sink unit with a mixer tap over and drainer, and a wall-mounted Vaillant boiler.

First floor landing with recessed ceiling spotlights, a trap to the roof space with a drop down ladder, and an airing cupboard with automatic lighting housing the unvented hot water cylinder.

Bedroom one benefits from a fitted double wardrobe, a Samsung air conditioning unit, a large picture window enjoying a beautiful view over the nearby open space, and a door leading to the en-suite shower room.

En-suite shower room with timber effect tile flooring, a UPVC double glazed window, recessed ceiling spotlights, an extractor fan, a large walk-in shower cubicle with marble tiling, a waterfall showerhead and handheld shower attachment, a chrome ladder style heated towel rail, a wall-hung wash hand basin with a mixer tap over and storage beneath, a WC, and a heated mirror with backlight.

Bedrooms two and three are both good sized double bedrooms with large picture windows, carpeted flooring, and bedroom three benefiting from a fitted double wardrobe.

Bedroom four would make an excellent home office or bedroom and is currently used as a dressing room.

Luxury family bathroom with part tiled walls, tiled flooring, a UPVC double glazed window, an extractor fan, recessed ceiling spotlights, and a modern suite comprising a WC, a panelled bath with a mixer tap over, waterfall showerhead and handheld shower attachment, a glass shower screen, a chrome ladder style heated towel rail, a wall-hung wash hand basin with a mixer tap over and storage beneath, and a heated mirror with backlight.





Gardens & Grounds

To the front of the property, there is a large block paviour driveway providing excellent off road parking and leading to the detached double garage, with a pitched roof, up and over doors, power, lighting, and a personal door giving access to the rear garden. The garage measures approximately 6.13m x 6.13m.

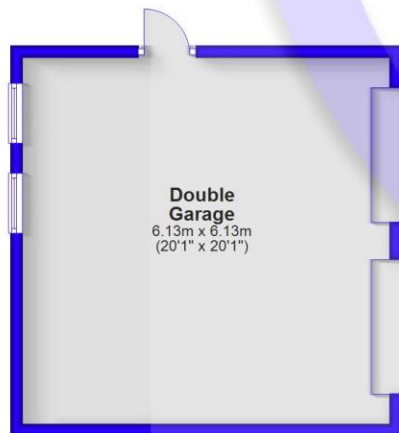
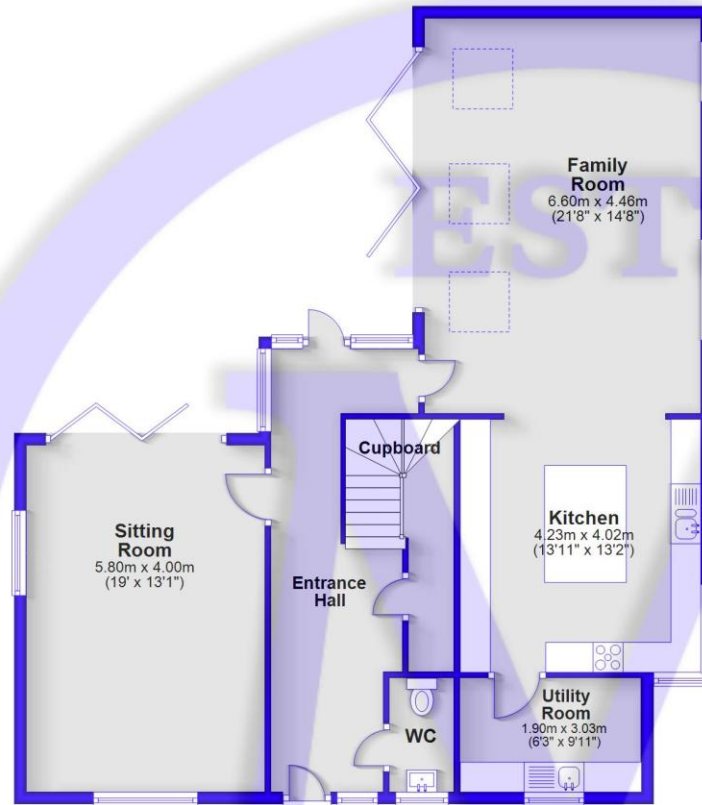
The rear garden is a particular feature of the property, being generous in size, with a good sized area of Indian sandstone patio adjoining the property, a shingle seating area with sail shades above, an additional area of patio with a garden pergola, a timber garden shed, mature and colourful shrubs, a side gate leading to the front and with the remainder laid to lawn, enclosed by timber panel fencing, backed by a lovely wooded area, and benefiting from a south-facing aspect.



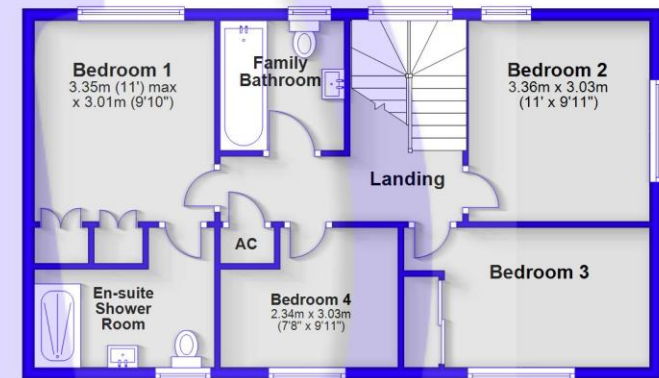
Services

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

Ground Floor
Approx. 137.0 sq. metres (1474.9 sq. feet)



First Floor
Approx. 59.7 sq. metres (642.8 sq. feet)



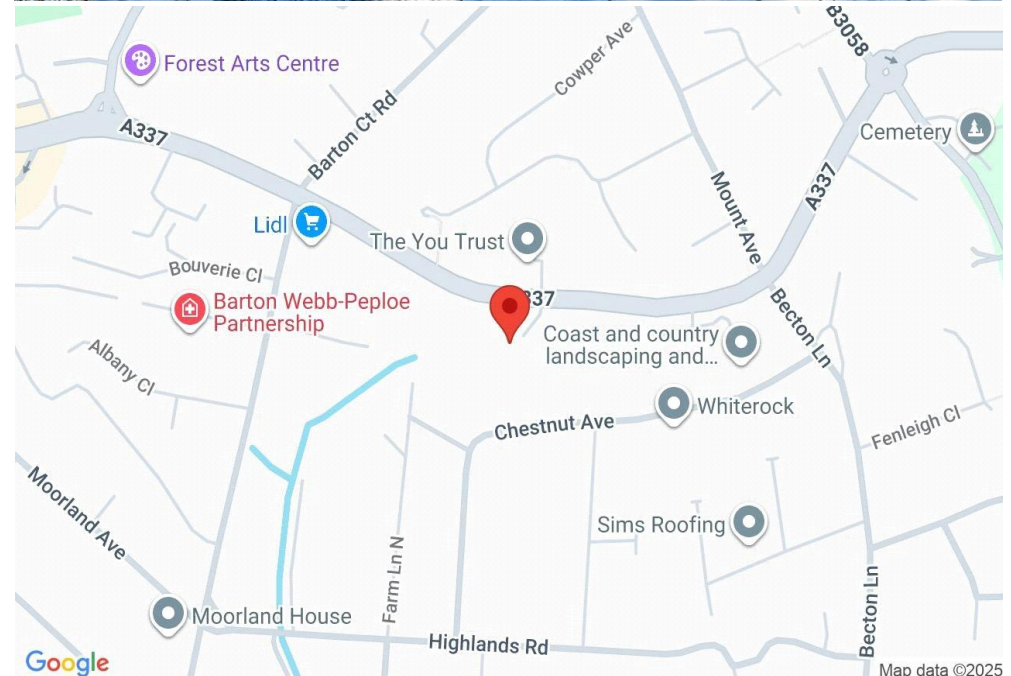
Total area: approx. 196.7 sq. metres (2117.6 sq. feet)

Situation

New Milton is a thriving market town situated on the western edge of Hampshire, enjoying a prime location along a picturesque stretch of the Solent coastline. The area offers stunning views across Christchurch Bay to the Isle of Wight and is renowned for its beautiful coastal walks. With a mainline railway station providing direct access to London Waterloo in under two hours, the town is perfectly positioned for commuters and those seeking a coastal lifestyle. New Milton also boasts excellent state and private schools, a 27-hole links-style golf course, and the renowned Chewton Glen Hotel, making it an exceptionally popular destination for those looking to relocate to the coast.

Directions

Turn right at the traffic lights and proceed along Station Road. At the roundabout, turn right onto Lymington Road, where the entrance to Woodhouse Gardens will be found on the left hand side. Number 4 Woodhouse Gardens is situated at the end of the enclave.





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