



22 Lakeside Pines, Barrs Avenue, New Milton, BH25 5GQ

£139,950

Mitchells
1963 — TODAY



*22 Lakeside Pines
Barrs Avenue
New Milton
Hampshire
BH25 5GQ*

A superbly presented one bedroom luxury first floor apartment, built specifically for the over-50s and occupying an excellent position on the development. Other features of this lovely apartment include a double aspect sitting room, a good sized double bedroom with built-in storage, a private loft space, a window in both the shower room and the kitchen overlooking the lovely wooded grounds, a modern kitchen, a recently installed shower room, excellent decorative order throughout, and the property is offered with no forward chain.

- Maintenance: £289.57 PM
- Lease Length: 150 Years From 1989
- Entrance Hall
- Sitting/Dining Room
- Kitchen
- Double Bedroom
- Shower Room
- Communal Grounds
- Communal Parking
- No Forward Chain



The Property

Communal entrance hall with stairs to the private landing.

Entrance hall with a trap to the private roof space and a large storage/airing cupboard with built-in shelving and a Megaflow hot water cylinder.

Lovely double aspect sitting/dining room with a beautiful outlook over the wooded communal grounds.

Kitchen fitted with a range of modern white wall and base units with soft closing drawers and doors, a contrasting dark worktop with an inset sink unit and mixer tap over, integrated Bosch electric oven, electric hob and extractor, integrated fridge and separate freezer, a washer/dryer, tiled flooring, part tiled walls, under cupboard lighting, and a pleasant outlook over the communal grounds.

Good sized double bedroom with extensive built-in storage and a private outlook.

Modern shower room, installed approximately six years ago, fitted with a white suite comprising a large shower cubicle with a thermostatically controlled shower, wash basin with storage beneath, WC, tiled flooring, ladder style heated towel rail, and a UPVC double glazed window.

UPVC double glazing throughout and modern electric heating.

All items available.





Gardens & Grounds

Lakeside Pines stands in its own beautiful wooded grounds, providing a high degree of privacy, with a large south facing communal patio and communal parking.

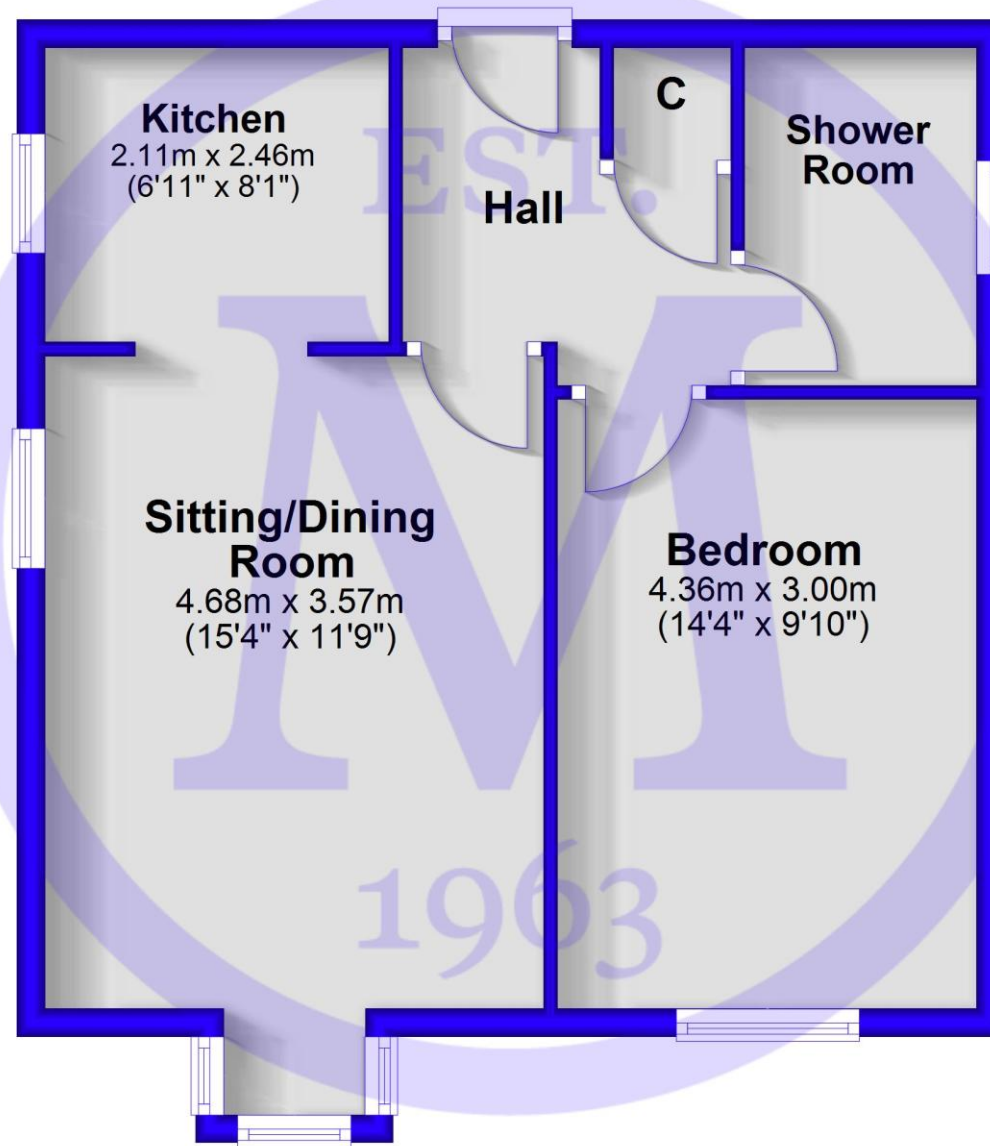


Services

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

First Floor

Approx. 46.7 sq. metres (502.7 sq. feet)



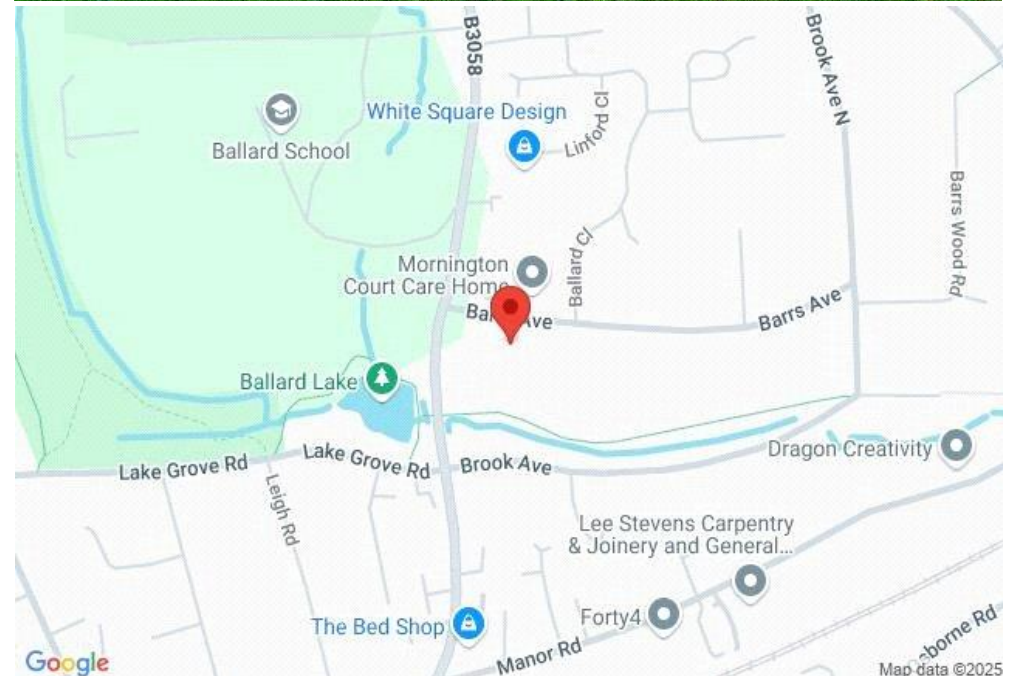
Total area: approx. 46.7 sq. metres (502.7 sq. feet)

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

From Mitchells turn left at the traffic lights and proceed over the railway bridge. Take the third turning right into Barrs Avenue where Lakeside Pines will be seen immediately on the right hand side.





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