



2 Albert Road, New Milton, BH25 6SP

£599,950

Mitchells
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*2 Albert Road
New Milton
Hampshire
BH25 6SP*

A traditional and characterful four bedroom, three reception room family house situated in a popular position within easy reach of New Milton town centre and the local schools. This property sits on a superb large plot and other features include an impressive modern kitchen/dining room, utility room, ground floor study, large UPVC double glazed conservatory, character features and timber garden building suitable for home office/hobbies room etc.

- Entrance Hall
- Sitting Room
- Kitchen
- Dining Room
- Utility Room
- Cloakroom
- Conservatory
- Study
- Four Bedrooms
- Bathroom
- Off Road Parking
- Private Rear Garden



The Property

Entrance porch with double glazed front door and tiled flooring.

Entrance hall with feature hardwood front door, stairs to first floor, understairs storage cupboard and exposed timber flooring.

Beautiful sitting room benefitting from a double aspect and large bay window along with brick fireplace with a timber mantle and tiled hearth and an inset Clearview wood burning stove.

Dining room with tiled flooring, built in dresser unit and a wide arch fitted with a wide range of modern grey wall and base units with a contrasting timber effect worktop, inset one and a half bowl sink unit with mixer tap over, space for washing machine, integrated five burner gas hob, double electric oven, under cupboard lighting, part tiled walls and tiled flooring, recessed ceiling spotlights, integrated dishwasher and an outlook over the rear garden.

Large conservatory with cavity brick walls, UPVC double glazing windows, a pitched glass roof, a clear view wood burning stove and a lovely overlook over the rear garden.

Useful separate utility with a range of built in storage, space and plumbing for washing machine and a UPVC double glazed front door to the outside.

Ground floor study with timber effect flooring and an outlook to the front.

Ground floor cloakroom fitted with a white suite.

First floor landing with trap to the roof space and airing cupboard.

Four first floor bedrooms with the large main bedroom benefitting from a double aspect, UPVC double glazed bay window and a cast iron fireplace.

Bathroom fitted with a modern white suite comprising tiled panel bath with shower over and glass shower screen, wash basin with storage beneath, WC, contemporary radiator, tiled flooring, recessed ceiling spotlights and extractor fan.





Gardens & Grounds

The property sits on a good sized and mature plot with the front garden mainly laid to shingle providing off road parking.

Adjoining the rear of the property is an area paved patio leading to a good-sized area of lawn with central paved pathway, decorative brick edge, large timber garden shed, superb timber garden building suitable for a garden office or hobbies room etc, log store and second timber garden. The rear garden is a fantastic size and enjoys a good degree of privacy and seclusion.

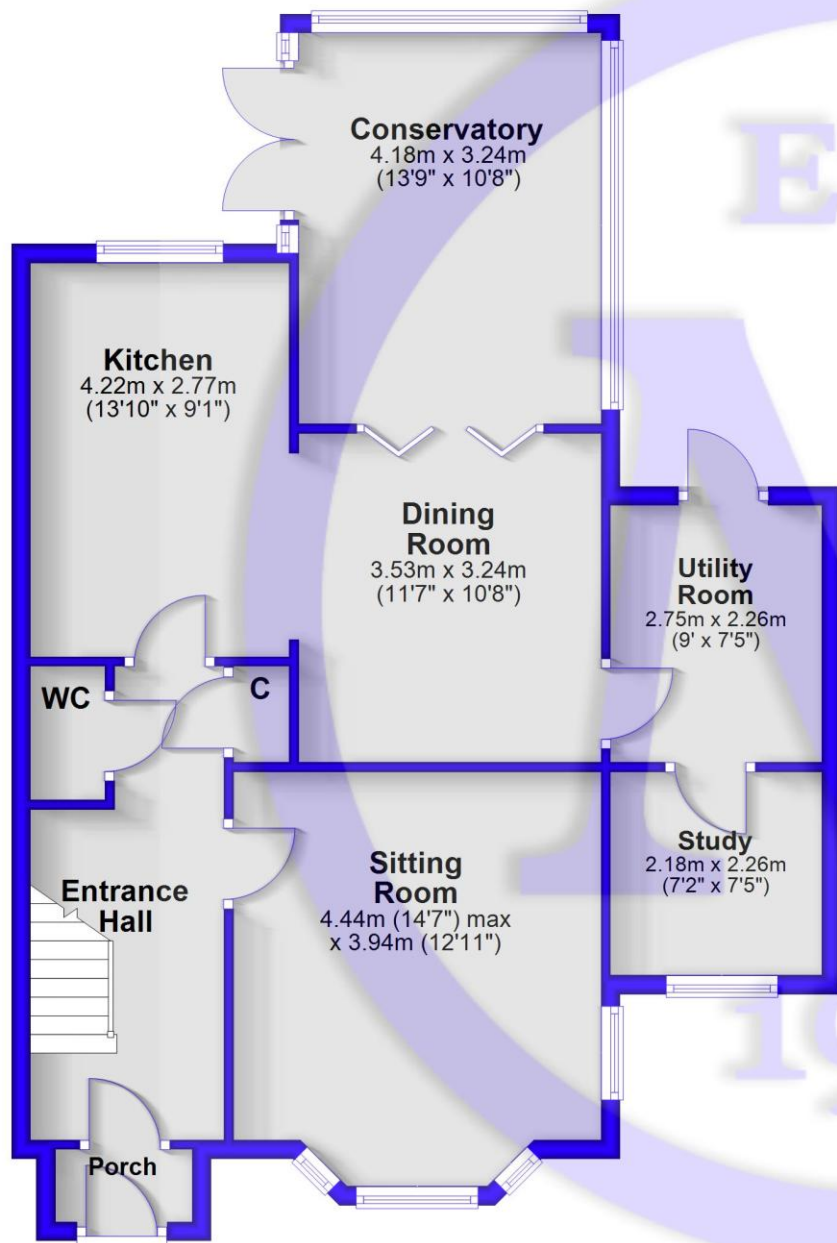


Services

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

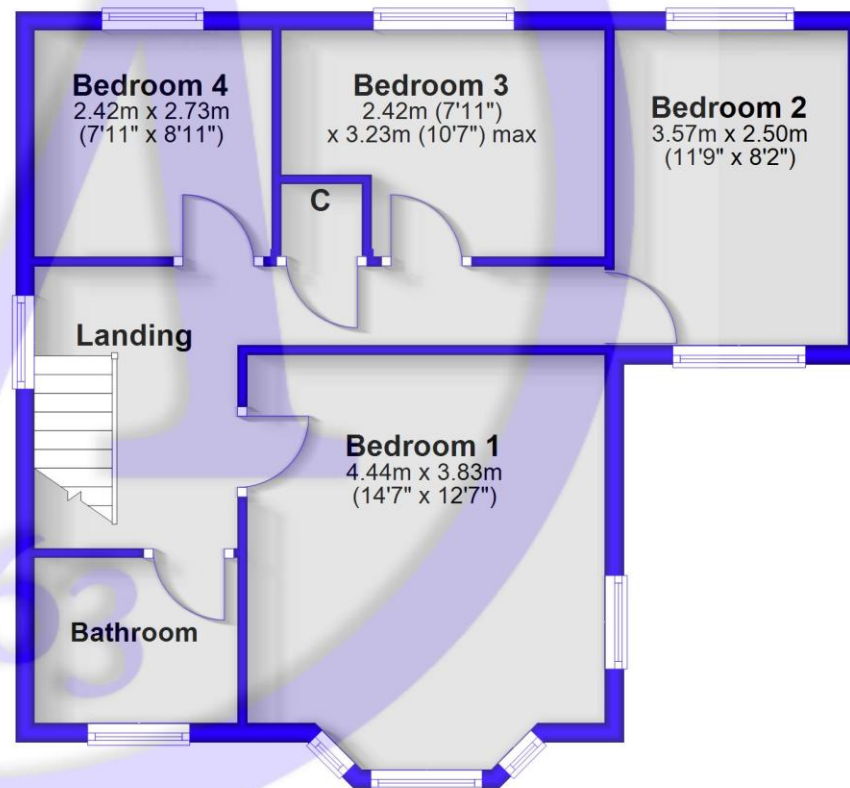
Ground Floor

Approx. 79.4 sq. metres (855.0 sq. feet)



First Floor

Approx. 55.4 sq. metres (596.2 sq. feet)



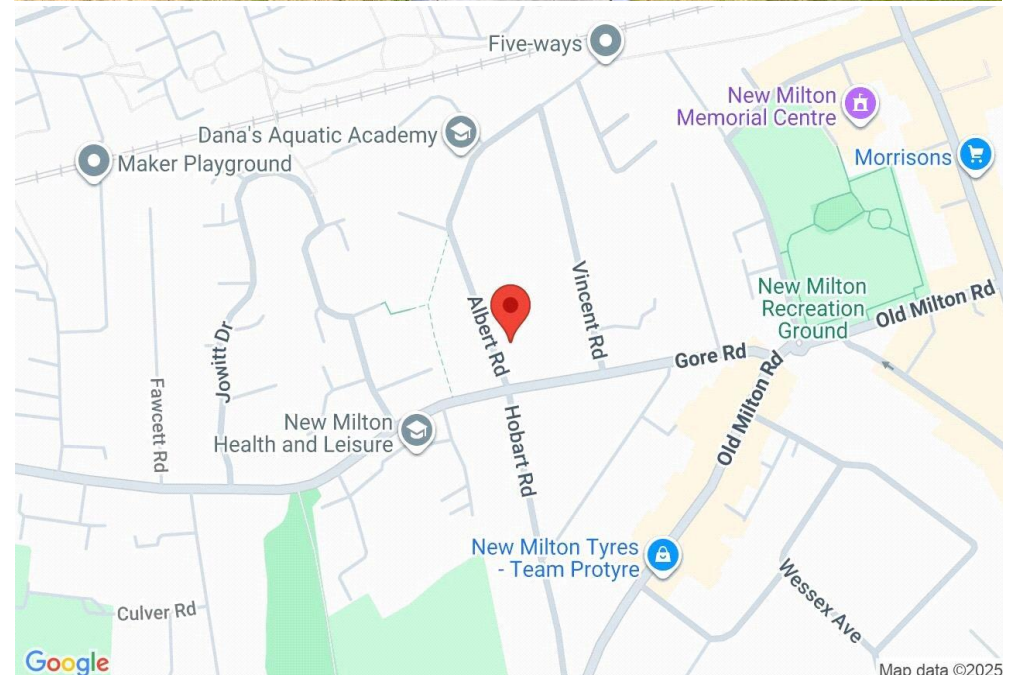
Total area: approx. 134.8 sq. metres (1451.3 sq. feet)

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 proceed along Old Milton Road and take the first exit at the roundabout before turning right onto Gore Road. Proceed along Gore Road before taking the third right onto Albert Road where the property will be found on the right hand side.





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