



Cressbrook, Ashley Lane, Ashley, New Milton, BH25 5AQ

£415,000

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Empireman, Devon
£875,000
18' century barn conversion
Excellent sized living room
2 bedrooms
2 bathrooms

Cressbrook Ashley Lane
Ashley
New Milton
Hampshire
BH25 5AQ

A superbly presented and individual two double bedroom detached bungalow set on a lovely plot with a good sized garden to the rear, presented in excellent order and with features including a stunning large sitting room, bi-fold doors onto the rear decking, a spacious and modern kitchen/dining room, an en-suite shower room to the master bedroom, excellent off-road parking and an internal viewing is strongly recommended to fully appreciate the property and the plot.

- Porch
- Entrance Hall
- Sitting Room
- Kitchen/Dining Room
- Two Double Bedrooms
- En-Suite Shower Room
- Bathroom
- Off Road Parking
- Garage
- Summer House



The Property

Useful UPVC double glazed entrance porch

Entrance hall with trap to the roof space

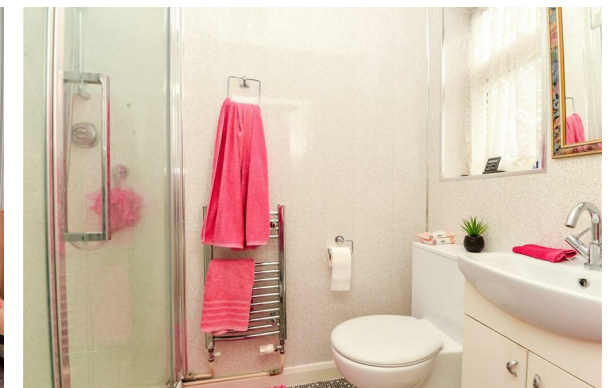
Superb large sitting room with feature fireplace, flame effect electric fire, contemporary radiators and superb bi-fold doors onto the rear decking and providing a lovely outlook over the rear garden

Large kitchen/dining room fitted with a range of modern wall and base units with a contrasting dark worktop and an inset one and a half bowl sink unit with mixer tap over, integrated double oven, microwave, touch control hob, extractor, space for tall fridge freezer, washing machine and slimline dishwasher, central island, ample room for dining table, recess shelving feature with lighting and wiring for television, recess ceiling spotlights, attractive timber effect flooring and twin UPVC double glazed windows to the front aspect.

Two double bedrooms, the master bedroom benefitting from a triple wardrobe and a modern en-suite shower room comprising a large shower cubicle with thermostatic control shower, wash basin with storage beneath, WC, attractive tile effect flooring, chrome ladder style heated towel rail and an extractor fan.

Fully tiled bathroom fitted with a modern white suite comprising a panel bath with mixer tap and shower attachment over and glass shower screen, wash basin with storage beneath and a WC.

Gas fired central heating and UPVC double glazing.





Gardens & Grounds

The property sits on a lovely mature plot with the front garden having a large driveway providing excellent off-road parking and leading to the detached single garage with up and over door. The remainder of the front garden is laid mainly to mature flowers and shrubs.

The rear garden is a particular feature of the property having a good sized area of raised timber decking adjoining the sitting room with steps down to a good sized area of lawn, a good sized patio area ideal for outside dining, a good degree of privacy and a wooded backdrop, a superb garden chalet measuring approximately 3.7m x 3.7m with a feature pitched roof, power and light and casement doors onto the garden.

Services

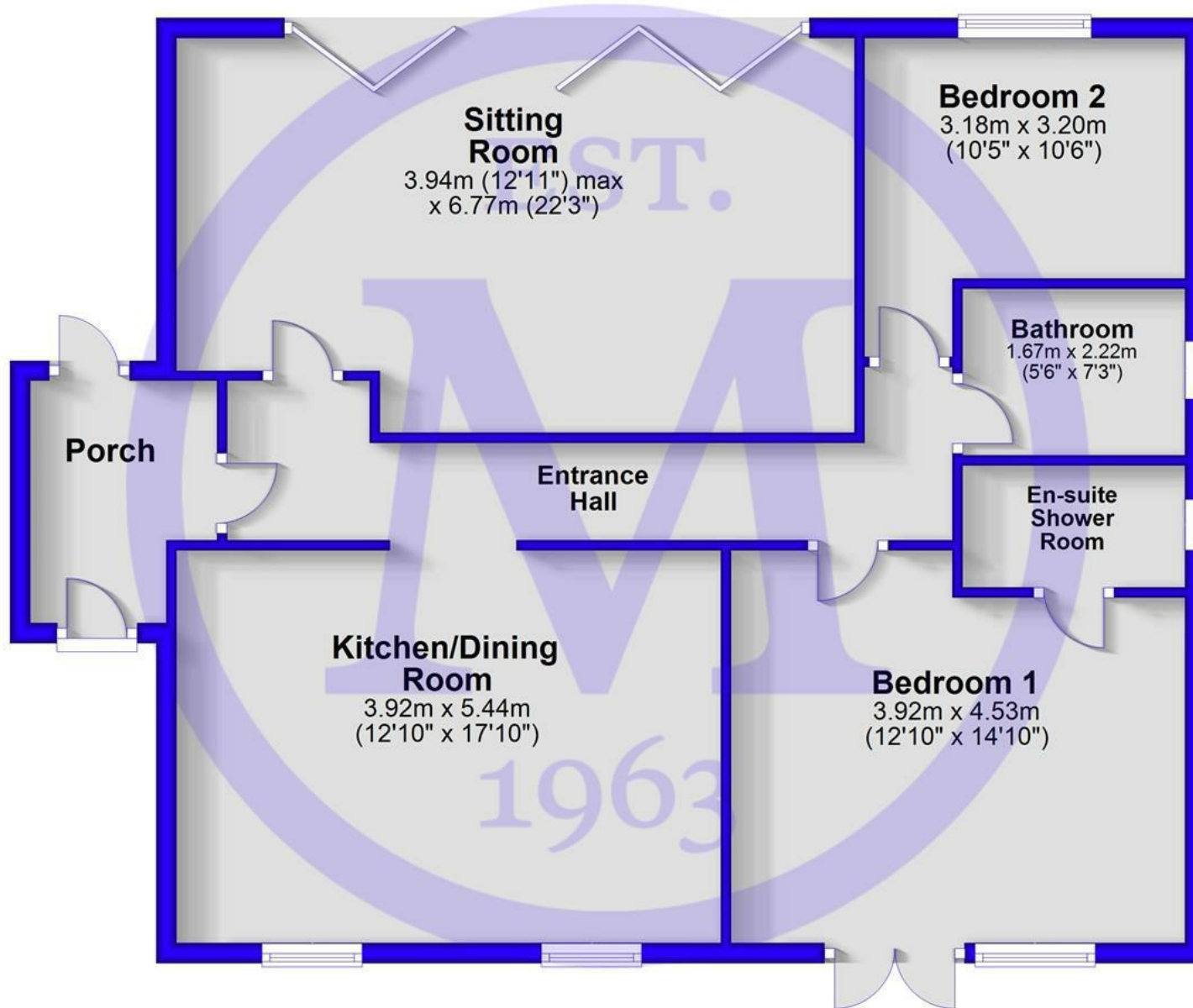
Mains gas, electricity, water and drainage

Council Tax Band: D

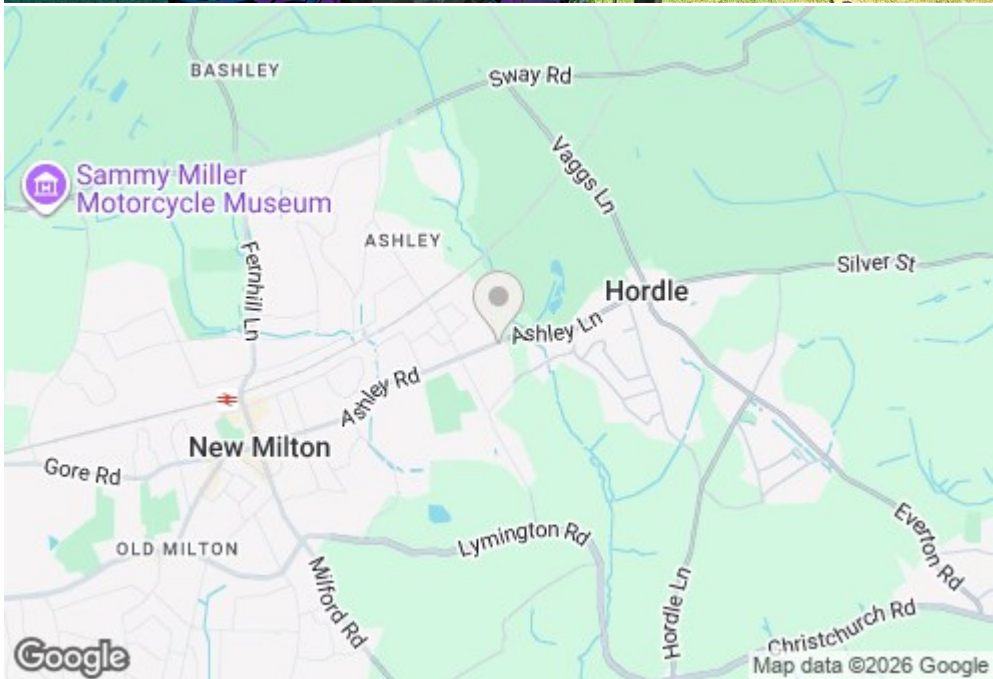
Energy Performance Certificate (EPC) Rating: D

Floor Plan

Approx. 94.6 sq. metres (1018.2 sq. feet)



Total area: approx. 94.6 sq. metres (1018.2 sq. feet)



Situation

Ashley is a quaint village situated just east of the bustling market town of New Milton. The village is well-served by local amenities, including Ofsted-rated ‘Good’ Infant and Junior schools, a variety of sports clubs such as the excellent rugby club, and a small supermarket. Additionally, it's just a stone's throw from the stunning New Forest National Park, covering 92,000 acres of natural beauty. For those seeking more, the mainline railway station at New Milton provides easy access to London, while the cliff-top beaches and Barton on Sea are just a short distance away. Barton Golf Club, with its 27-hole links-style course, and a selection of fine eateries—including Pebble Beach on the cliff top—add to the area’s charm. With a great blend of family-friendly amenities and peaceful surroundings, Ashley remains a sought-after location for both families and retirees alike.



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