



11, Wisbech Way, Hordle, Lymington, SO41 0YQ

£479,000

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*11 Wisbech Way
Hordle
Lymington
Hampshire
SO41 0YQ*

A modernised and refurbished three/four bedroom detached family house situated in a popular location within the sought after village of Hordle. The property is within easy reach of the highly regarded local school, and other features include a superb large kitchen/dining room, a private rear garden with a wooded backdrop, a ground floor bedroom four/home office with an adjoining shower room, three first floor double bedrooms, an en-suite shower room to the master bedroom, a UPVC double glazed conservatory, and the property is offered with no forward chain.

- Entrance Hall
- Sitting Room
- Kitchen/Dining Room
- Conservatory
- Ground Floor Bedroom Four/Home Office
- Ground Floor Shower Room
- Landing
- Three First Floor Double Bedrooms
- En-Suite Shower Room
- Family Bathroom



The Property

Entrance hall with a double glazed front door.

Sitting room with a feature walk-in bay window to the front aspect, stairs to the first floor, and a storage cupboard.

Stunning kitchen/dining room with an excellent range of modern light grey wall and base units featuring soft closing drawers and doors, a marble effect worktop, a breakfast bar with an undermounted one and a half bowl sink unit with a mixer tap, integrated appliances including a fridge, a separate freezer, an electric oven, an induction hob, an extractor fan, a washer/dryer, and a dishwasher, along with under cupboard lighting, a wall mounted Glow Worm gas fired boiler concealed in a cupboard, attractive timber effect flooring, recessed ceiling spotlights, and ample space for a dining table.

Conservatory of UPVC double glazed construction with timber effect flooring, a pitched polycarbonate roof, and a private outlook over the gardens.

Ground floor bedroom four/home office with an adjoining shower room fitted with a modern white suite comprising a fully tiled shower cubicle, a wash basin, a WC, recessed ceiling spotlights, an extractor fan, and tiled flooring.

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

Three first floor double bedrooms, with the master bedroom featuring two double built-in wardrobes and an en-suite shower room fitted with a modern white suite comprising a fully tiled shower cubicle with a thermostatically controlled shower, a wash basin with storage beneath, a WC, a chrome ladder style heated towel rail, recessed ceiling spotlights, an extractor fan, and tiled flooring.

The family bathroom has been recently refitted with a modern white suite comprising a panelled bath with a mixer tap and shower over, a glass shower screen, a wash basin with storage beneath, a WC, tiled flooring, recessed ceiling spotlights, an extractor fan, and a chrome ladder style heated towel rail.



Gardens & Grounds

To the front of the property, there is off road parking for two vehicles.

The rear garden is laid mainly to lawn with flower and shrub borders, a paved patio area adjoining the property and extending to one side, and enjoys a lovely wooded backdrop to the rear.



Services

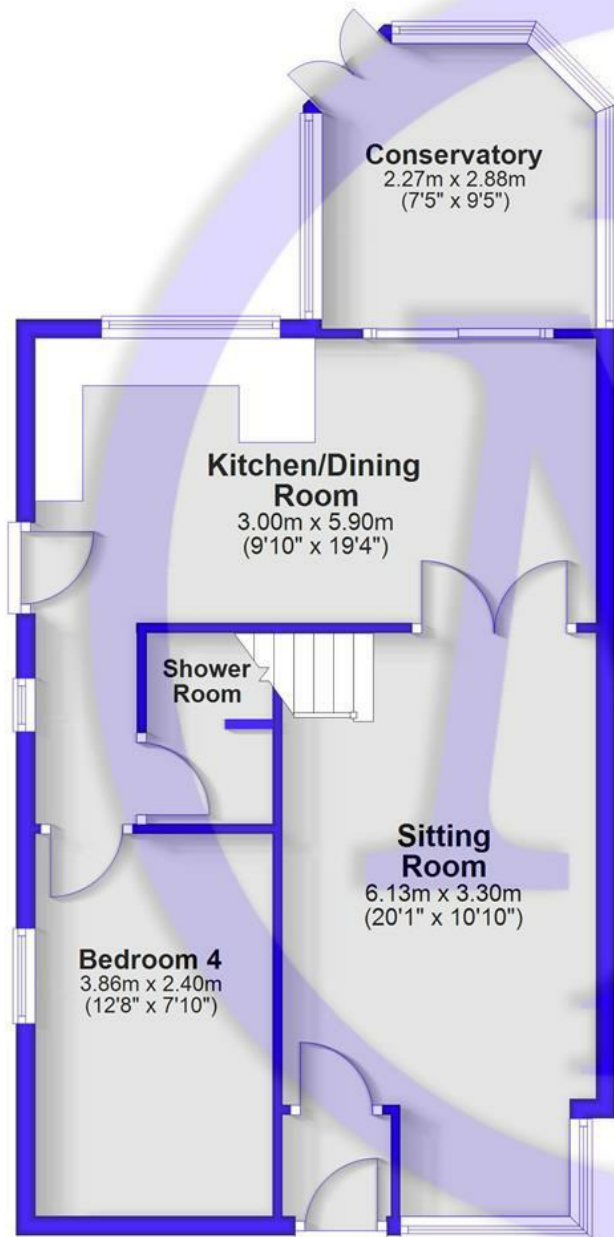
Mains gas, electricity, water and drainage

Council Tax Band: D

Energy Performance Certificate (EPC) Rating: C

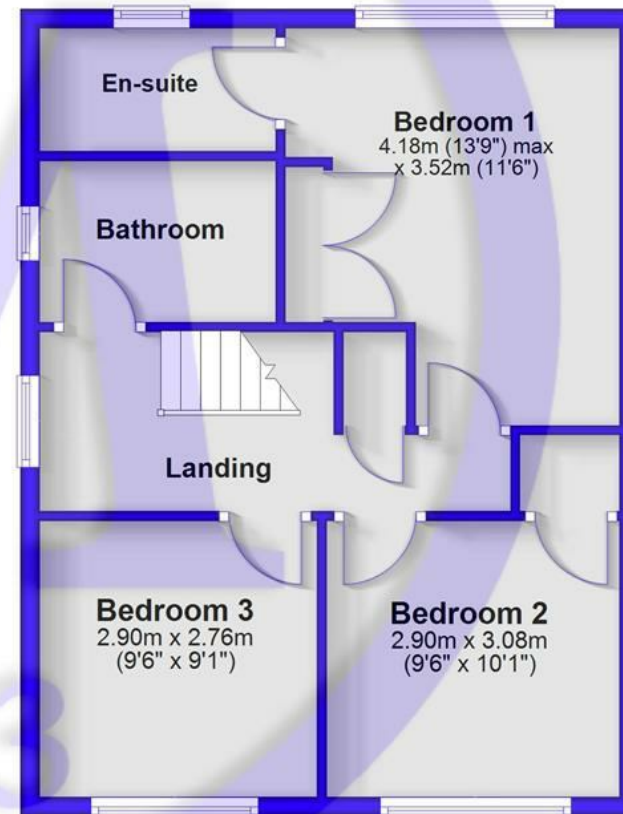
Ground Floor

Approx. 62.1 sq. metres (668.0 sq. feet)



First Floor

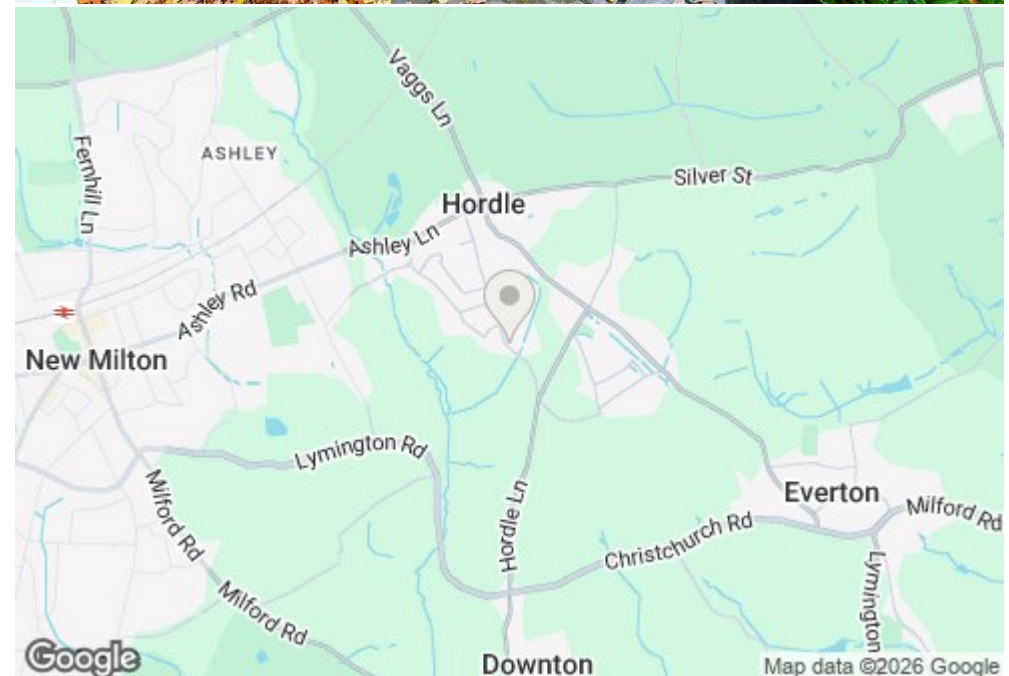
Approx. 48.9 sq. metres (525.9 sq. feet)



Total area: approx. 110.9 sq. metres (1193.9 sq. feet)

Situation

Hordle is a charming village located between the Georgian town of Lymington and the bustling New Milton. It boasts an Ofsted-rated 'Outstanding' primary school and excellent local amenities, including a pharmacy, a Co-Op, a village pub, and a sports ground. With easy access to New Milton's mainline railway station, the picturesque quay at Lymington, and nearby attractions like the New Forest National Park and the cliff-top Barton on Sea beach, Hordle is an ideal location for your new home.





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