



Ringwood, Hampshire, BH24 1SS

FREEHOLD

A well-presented three double bedroom detached red brick character house believed to have been constructed in 1930's in a delightful secluded plot of almost a quarter of an acre. Alongside the accommodation of 1744 sq. feet the property has a double length garage with utility work room and ample parking.

The property lies within easy walking distance of primary schools and local amenities to include a convenience store, post office, doctor's surgery and bus stop. The beautiful New Forest National Park is on your door step and the renowned south coast beaches are approximately 20 minutes away. Ringwood itself offers a comprehensive range of educational, retail, restaurants and leisure facilities. There are excellent commuter links via the A31 and A338 and mainline train stations and international airports at Bournemouth and Southampton.

The spacious accommodation comprises of an enclosed porch opening into the hallway which has stairs rising to the first floor with room to study below and access to the principal rooms. The living room has a view to the front, feature fireplace with surround and decorative picture rail. The separate dining room, also with a view to the front is a generous room to formally dine or alternatively ideal as a second sitting / family room, once again with decorative picture rail. The kitchen lies to the rear with views out to the garden. There is a good selection of floor and wall mounted units, complimenting tiles wall and floor areas and ample room for a dining table and chairs perfect for informal dining. A larder cupboard with small window also provides a useful storage area.

The first floor offers three generous double bedrooms all with decorative picture rails and a good level of natural lighting. All are serviced by the family bathroom which is also generous in size with a corner bath, wood panelled wall areas and stripped wooden flooring.

The front of the property is approached via a gravel driveway providing ample off road parking and access to the detached garage and access to the rear. The front garden is well screened from the road by mature hedging with a gate providing access. The rear gardens are a real attribute to the property with meandering pathways leading to a kitchen garden with raised beds, various patio areas allow you to enjoy the sun at every opportunity and immediately from the kitchen is a lovely covered veranda and conveniently there is also an integral outside toilet.

Viewing is highly recommended to appreciate this period characterful property situated in a sought road with a most wonderful rear garden.

COUNCIL TAX BAND: F

ENERGY PERFORMANCE RATING: E

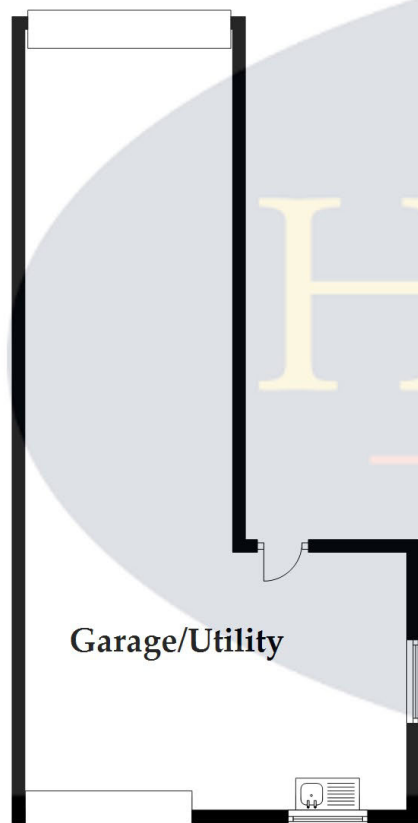
AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearnese Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive and do not form part of the contract.





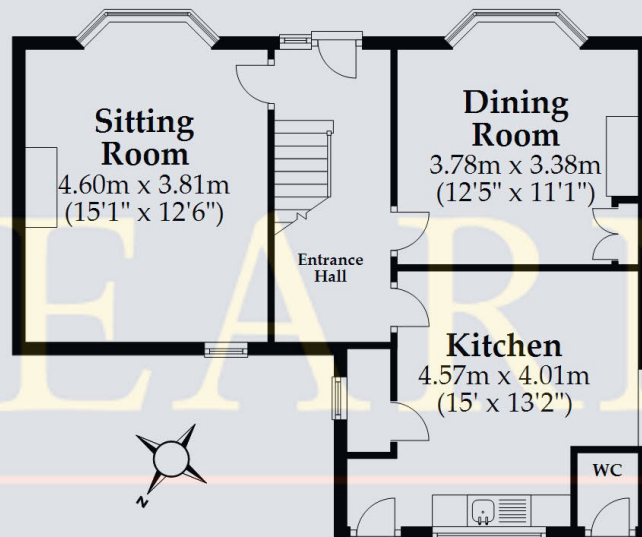
Outbuilding

Approx. 46.0 sq. metres (495.1 sq. feet)



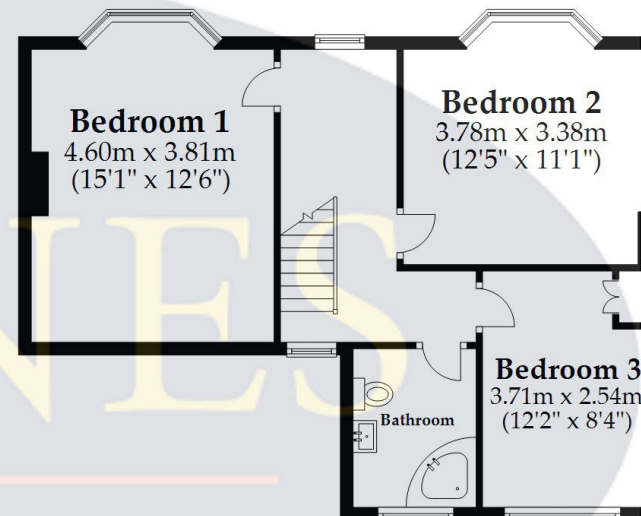
Ground Floor

Approx. 59.4 sq. metres (639.1 sq. feet)



First Floor

Approx. 58.0 sq. metres (624.1 sq. feet)



WHERE SERVICE COUNTS

Total area: approx. 163.4 sq. metres (1758.4 sq. feet)

This plan is not to scale and it is for general guidance only. LJT Surveying Ringwood



Note: Measurements were not taken by LJT Surveying and we cannot guarantee their accuracy





HEARNES

WHERE SERVICE COUNTS

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