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HEARNES
WHERE SERVICE COUNTS

Linbrook Drive, Ringwood, Hampshire, BH24 3LJ

FREEHOLD PRICE OIEO £575,000

This fabulous five bedroom family home is situated within a popular residential cul-de-sac on the edge of Ringwood and within close proximity to the local primary schools and facilities as well as the open New Forest at Linford. The accommodation is spacious and well planned and briefly comprises as follows.

From the front door the spacious entrance hallway has stairs to the first floor, doors to the cloakroom, generous front to back living room, integral double garage, kitchen/breakfast room and separate dining room. The living room is a large bright room with ample space to take a dining table if needed. Being dual aspect with double opening doors onto the landscaped gardens and a stone fireplace surround and inset gas fire provide a lovely focal point to the room. The adjacent dining room could be perfect as a family/ playroom room or separate dining room for more formal gatherings, from here an open way leads into the conservatory which then leads straight into the garden. The kitchen/ breakfast room is fitted in a lovely modern style with a range of floor and wall mounted units and granite worktops which add that extra feel of luxury. The adjacent utility provides all the space you could need for laundry appliances as well as access to the side. The ground floor cloakroom completes the accommodation on the ground floor.

The first floor occupies five generous bedrooms, the master having a range of wardrobes and modern fitted en-suite shower room. The remaining four bedrooms are serviced by the family bathroom which once again is modern and luxurious.

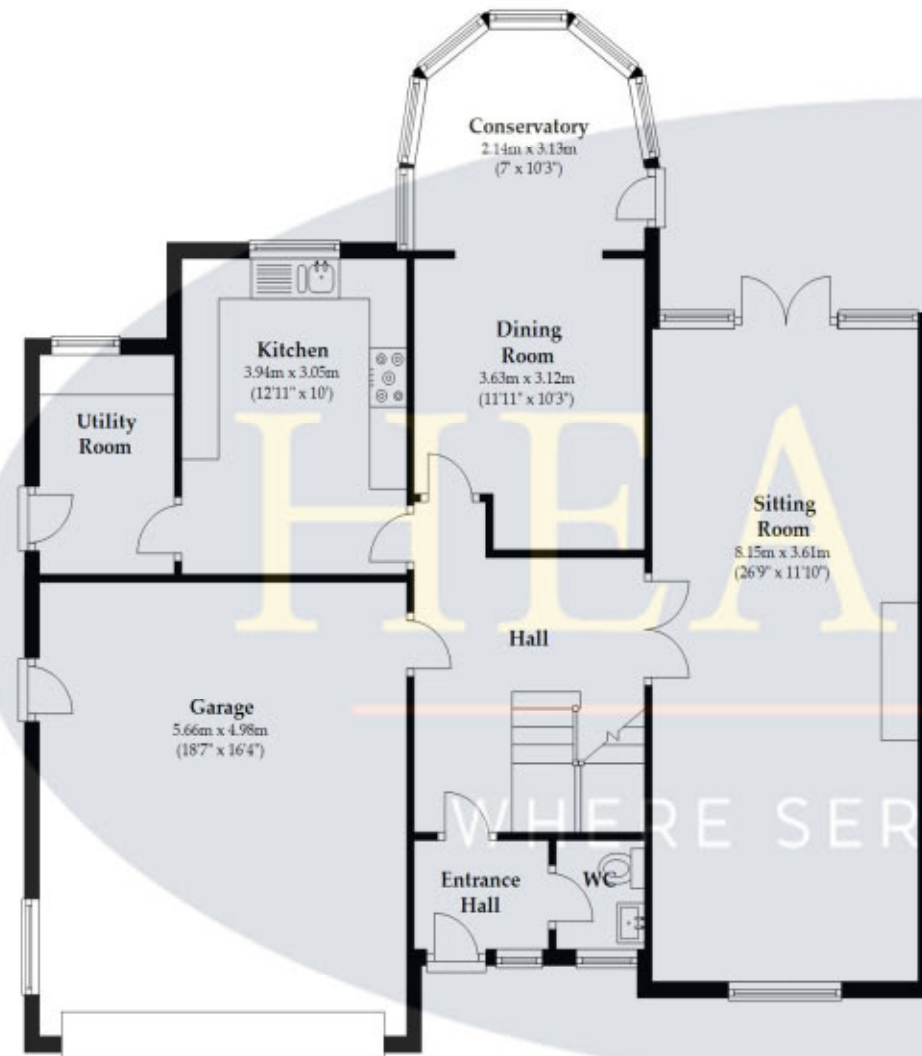
Outside the front has a driveway providing parking leading to the double garage, there is an area of enclosed front garden and path to the front door. The rear has been professionally landscaped within the last year and is both private and secluded. An area of lawn with patio area placed to enjoy the sun. Gated side access leads to the front and a side door gives access to the garage.

COUNCIL TAX BAND: F ENERGY PERFORMANCE RATING: D

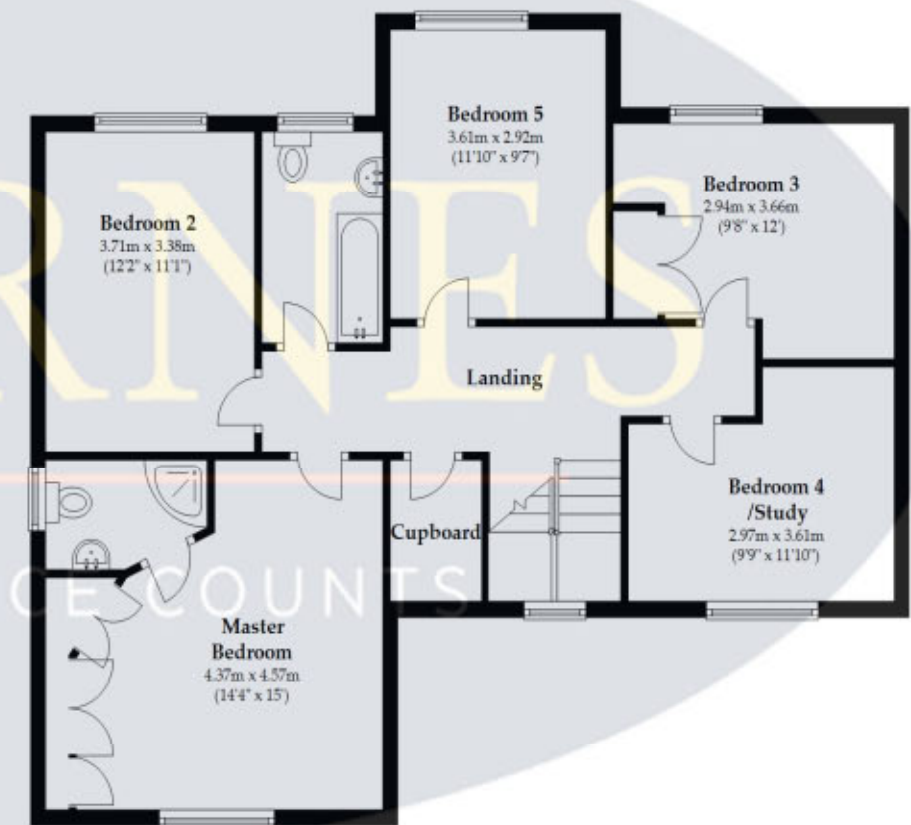
AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearnes Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive and do not form part of the contract.



Ground Floor



First Floor



LJT SURVEYING

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

Plan not to scale and for illustrative purposes only. All internal spaces attached to the main property are included in the floor area stated. Dimensions, north point and all other items are approximate and should not be relied upon. 3D plans do not represent the state of the property. LJT Surveying Ringwood

52-54 High Street, Ringwood, Hampshire, BH24 1AG Tel: 01425 489955 Email: ringwood@hearnes.com www.hearnes.com

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