



Frith End, Hampshire

Price Guide £1,140,000



# Frith End, Hampshire

A truly unique and stunning modern detached Scandinavian style family home finished to an exceptionally high standard with approximately 3700 sq ft of versatile accommodation arranged over three floors in a delightful tranquil setting.

To the ground floor there are double oak doors that lead into the entrance hall, which has tiled flooring, telephone entry system, an oak staircase leading to the first and lower ground floors and oak doors to the spacious living room and kitchen/breakfast room. The impressive 26' L-shape living room has oak flooring and doors out onto the decked terrace which overlooks the rear garden. The 20' kitchen/breakfast room has been fitted with cherry wood units and display cabinets with under-lighting, granite work-surfaces and recently tiled flooring. There is a built in stainless steel double oven, further microwave/oven, ceramic hob with stainless steel extractor over, a fitted dishwasher, wine-cooler, and access into the utility room. The utility room has a range of units, tiled flooring, fitted washing machine and dryer with access to the double garage, separate access to the side of the property and leads into the wet room with recently laid tiled flooring. The fully tiled wet room has a modern white WC basin and a large shower area.

To the lower ground floor there is hugely versatile accommodation with an inner hallway that leads into the second kitchen which is again fitted with cherry wood units, has a built in hob and fitted fridge/freezer. There is a 15' family room which has a fitted log-burner, tiled flooring, leads into bedroom four and has direct access out onto the rear garden. Bedroom four is an excellent double with space for a double wardrobe. Bedroom five is another good size double bedroom and there is a further study/bedroom six. Also to the ground floor there is a sauna room with recently tiled dressing room, separate cloakroom, walk in shower area and separate wooden clad 8' sauna. There is also an impressive 19' games/bonus room which could provide a number of uses and has 'Volunta' quality flooring a range of bespoke fitted storage and shelving units.

To the first floor there is a large master bedroom with a walk-in wardrobe, access onto a private decked terrace overlooking the rear garden and door into the refitted en-suite shower room. The en-suite is fully tiled and fitted with a high quality white three piece suite, with a large corner shower cubicle. The second bedroom is served by its own refitted white three piece en-suite shower room and there are built in wardrobes. There is also a refitted white three piece family bathroom suite which has a fitted Jacuzzi bath.

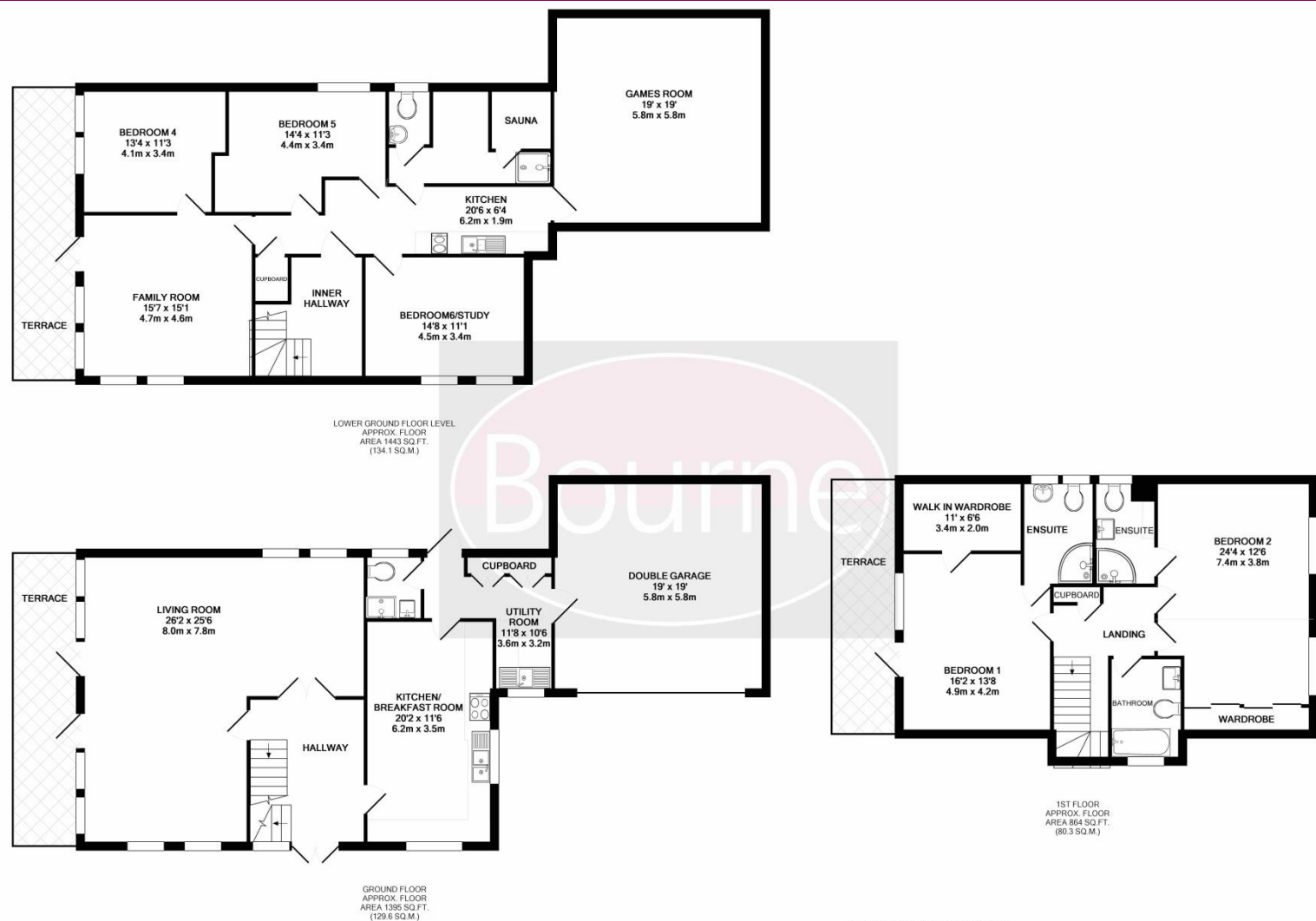
Outside there are electric gates to the front which lead onto the block-work driveway which provides ample off road parking and leads to the attached double garage which has a remote electric door. There are steps to the side which lead down to the rear garden. The rear garden is one of the properties real focal points with a covered patio off the family room which leads onto a large lawn area beyond. The garden is enclosed by fencing to the sides, there is a stream running through the garden with a footbridge that leads onto a further lawn area with mature trees to the rear. The garden back directly onto Alice Holt Forest.

Key features to note are that The property is alarmed and also has under-floor heating to the ground and lower ground floors. The property is triple-glazed, there is a central vacuuming system with various points and there is a full ventilation system, with heat recovery and cooling system. The current vendors have also installed Solar panels in 2012 and the property has LED lighting throughout.

- Five Double Bedrooms
- Three reception rooms
- Two kitchens
- Utility room
- Sauna
- Two decked terraces
- Large garden
- Double garage
- Triple glazing



# Floor Plan

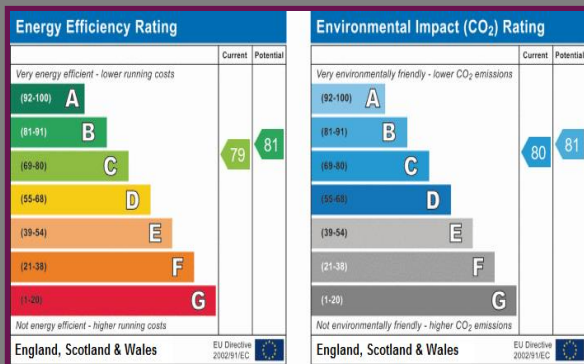
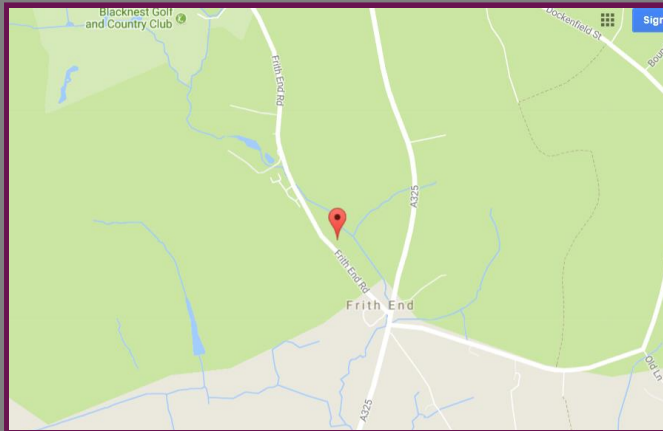


FOR ILLUSTRATIVE PURPOSES ONLY  
TOTAL APPROX. FLOOR AREA 3703 SQ. FT. (344.0 SQ. M.)  
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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# Location

Frith end is a delightful setting approximately five miles from Farnham. Bentley is the nearest train station which is just over 2 miles.



We aim to make our particulars both accurate and reliable but they are not guaranteed, nor do they form part of an offer or contract.

If you require clarification of any points then please contact us especially if you are travelling some distance to view.

Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.