



01947 601301



## 14 MULBERRY COURT, CARR HALL GARDENS

4 BED MEWS



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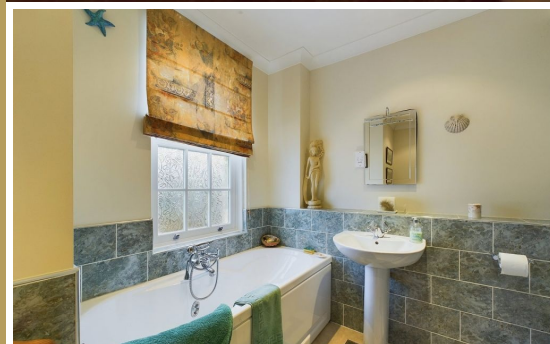
## PROPERTY FEATURES

- Mews House within an Exclusive Gated Development
- 1,500 sq ft of Luxurious Accommodation over 2 Floors
- Galley Kitchen with Integrated Appliances
- 4 Bedrooms, 2 Bathrooms & Downstairs WC
- 5 Acres of Landscaped Gardens with a Tennis Court & Pavilion
- Garage & Parking for 4 Vehicles
- Rural Location only 3 miles from the Coast

Type: MEWS  
Availability: FOR SALE  
Bedrooms: 4  
Bathrooms: 2  
Reception Rooms: 2  
Parking: GARAGE  
Outside Space: COMMUNAL GARDENS  
Tenure: LEASEHOLD

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14 MULBERRY COURT, CARR HALL GARDENS- 4 bed Mews -£425,000

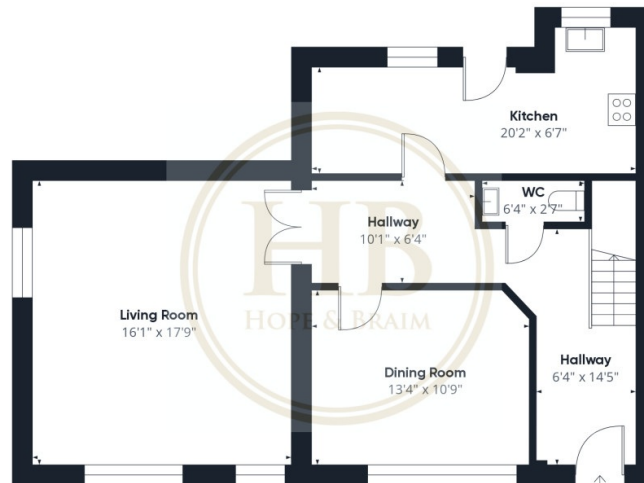




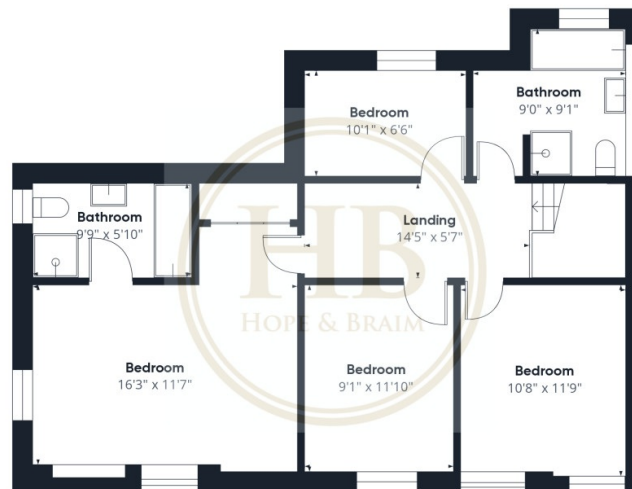
Hope & Braim are delighted to present 14 Mulberry Court at Carr Hall Gardens to the market. Surrounded by five acres of landscaped gardens and fields is this exclusive gated development of Mews Houses and Apartments that have the benefit of being secluded whilst only three miles from the coast. 14 Mulberry Court is one of the mews houses that are arranged around the inner courtyard and offers luxurious living within a private setting ideal as either permanent residences or as holiday retreats. There is ample living space with having both a spacious lounge and separate dining room that both have high ceilings and large glazing that flood this home with natural light. The galley kitchen has a good range of cabinets with integrated appliances and there is space for a small breakfast table. Tucked under the stairs is a downstairs WC. Upstairs off the spacious landing, there are four bedrooms and the house bathroom, with the principal bedroom having its own ensuite bathroom and fitted wardrobes. The other three bedrooms comprise two doubles and a single, which is currently used as a study. The house bathroom has a four-piece suite including a jacuzzi bath and shower cubicle. The property has been very well-maintained and benefits from having modern gas central heating and double-glazing throughout. Outside there is a garage and allocated parking for four cars, whilst the gardens are communal, and the residents also have use of a tennis court and pavilion. All the properties on the development are on 999 leases from 2000 and each resident has a share of the freehold. Please note there is a restriction on the lease that prevents holiday letting.



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Floor 0



Floor 1



Approximate total area<sup>(1)</sup>  
1542.57 ft<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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Brochure content must not be relied upon as fact and does not form any part of a contract. Measurements are approximate.

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We advise all interested parties to check with the local planning office for details of any application or decisions that may be consequential to your decision to purchase or rent any property.

Any floor plans provided should be used for illustrative purposes only and should be used as such by any interested party.

