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Hurn Road, Ringwood, Hampshire, BH24 2AL

FREEHOLD PRICE OIEO £800,000

This fabulous home is situated in a particularly pleasant location being set well back from the road via a private lane and driveway with access to just a handful of elite homes. The property sits centrally in over half an acre of grounds and is beautifully maintained yet still offering masses of potential to extend (subject to any consent required). For those looking for a speedy transaction the property is offered with no onward chain.

Particularly well maintained by the present owners over the last 30 years or so this home benefits from double glazed windows and oil fired heating. Perfect for entertaining the flow of accommodation is ideal and there is direct access onto the terrace and gardens to enjoy outdoor entertaining during the warmer months of the year.

The spacious entrance hallway with tiled flooring provides access to the principal rooms, the bedroom accommodation being easily separated from the living. The living room is dual aspect with doors and windows overlooking the gardens to both the front and side. A fireplace provides a welcoming focal point to the room and an opening leads through to the dining room. The dining room has ample space for a table and chairs ideal for more formal gatherings and this in turn leads through to the large conservatory. Extending along the rear of the property the conservatory enjoys a lovely outlook across the garden and has tiled effect flooring and a glass roof. The kitchen / breakfast room is well placed with easy access to the dining room and adjacent is the utility room with further space for laundry appliances as well as a door to the outside.

All four bedrooms are generous, the master suite enjoying walk in wardrobes and a large en-suite wet room. Bedroom two also has an en-suite which conveniently is also accessed from the hallway providing a Jack and Jill cloakroom/shower. Bedroom three and four are serviced by the very well-equipped family bathroom also having a shower cubicle.

The private lane accessing the property leads to the driveway which provides ample parking facilities leading to the double garage and front door. The garage has an electric up and over door, power and lighting as well as a gardeners WC to the rear. The gardens are meticulously maintained with a parklike setting and also include an irrigation system for added convenience.

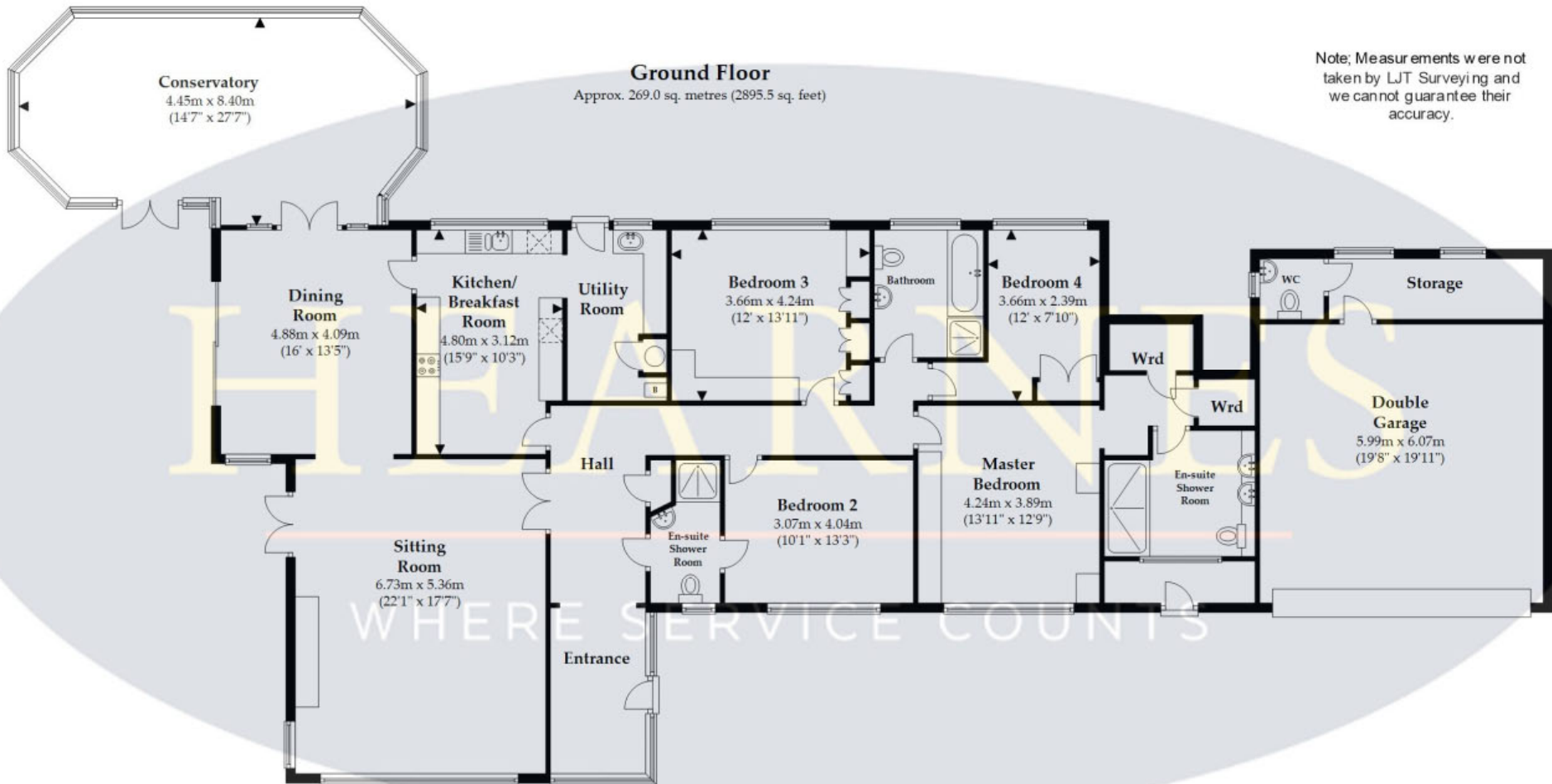
The property is situated close to the market Town of Ringwood which lies within walking distance (approximately 1.5 miles away) and offers a superb range of shops, cafes restaurants and local shops. The Ringwood Forest and open New Forest is close by with its thousands of acres of natural heath and woodland, perfect for outdoor pursuits. The A31 provides links to Bournemouth and its award winning beaches as well as links to Southampton via M27 and its excellent travel solutions via main road, main line trains and an International Airport. Salisbury is approx. 19 miles North and London, via the M27 and M3 is about 2 hours away.

COUNCIL TAX BAND: G
ENERGY PERFORMANCE RATING: C


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.







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

Total area: approx. 269.0 sq. metres (2895.5 sq. feet)  LJT SURVEYING

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





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