

## Barrows Mews

Ringwood | Hampshire | BH24 1GU











Price: £250,000

This bright and spacious two double bedroom first floor coach house, is situated within a quiet Mews development, moments from Ringwood town centre. Comprising an open plan kitchen, dining, sitting room, primary bedroom with a large walk in dressing room/study space, en suite shower room and family bathroom. Also benefiting from its own private entrance and allocated parking bay and is offered with no onward chain. An ideal property for a first time purchase or someone downsizing.

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- First Floor Coach House
- Located Moments from Ringwood Town Centre
- Private Entrance
- Open Plan Sitting/Dining Room and Kitchen
- Primary Bedroom with En Suite and Large Dressing Room
- Large Loft Space for Storage
- Allocated Parking for one Vehicle
- Offered with No Onward Chain

### **Entrance and Landing**

A canopy porch provides shelter before entering the property via the partially glazed front door. You are greeted with a lobby area where there is space for coat hooks and a small console unit if required. The stairs then rise to the first floor landing which provides access to all accommodation. A ceiling hatch with a pull down ladder provides access to the large loft space which is perfect for storage.

### **Kitchen/Dining/Sitting Room**

The open plan kitchen, dining, sitting room is dual aspect and features a fitted kitchen which comprises a range of shaker style floor and wall units with a contrasting worksurface

which is fitted with a stainless steel sink and a half with drainer and mixer tap, under counter AEG oven with a four ring gas hob and chimney style extractor over, enclosed with brick tiled splashback walls. There is space and plumbing for washing machine, tumble dryer and a freestanding fridge/freezer. The combination boiler is housed within a corner wall cabinet. The sitting/dining area has space for a sofa suite and freestanding furniture and there is space for a four seater dining table and chairs.

### **Bedroom 1, En Suite and Dressing Room**

The spacious primary bedroom has ample room for a king size bed and freestanding furniture and

has an elevation to the west aspect. An internal door leads into the en suite shower room which comprises a low-level W.C, wash hand basin and pedestal with mixer tap, walk in corner shower enclosure with mixer valves and shower attachment, enclosed with tiled walls and flooring. A second internal door from the bedroom then leads into the generous size walk in wardrobe which benefits from a bank of built wardrobes and bespoke built in shelving for storage. The space could be also utilised as a study area if required.

### **Bedroom 2**

Bedroom two also offers space for a double bed and freestanding furniture and has an aspect to the west elevation.

### **Family bathroom**

The bathroom comprises of a white modern suite consisting of a low-level W.C, wash hand basin pedestal with mixer tap, panelled bath with mixer valve taps and shower attachment over, enclosed with tiled walls and flooring.

### **Parking**

Allocated parking for one car, adjacent to the apartment.

### **Tenure Information**

Leasehold

### **Lease:**

981 yrs from 01/09/2006

### **Ground rent:**

£0

### **Service Charge:**

£330 P.A (Paid six monthly)

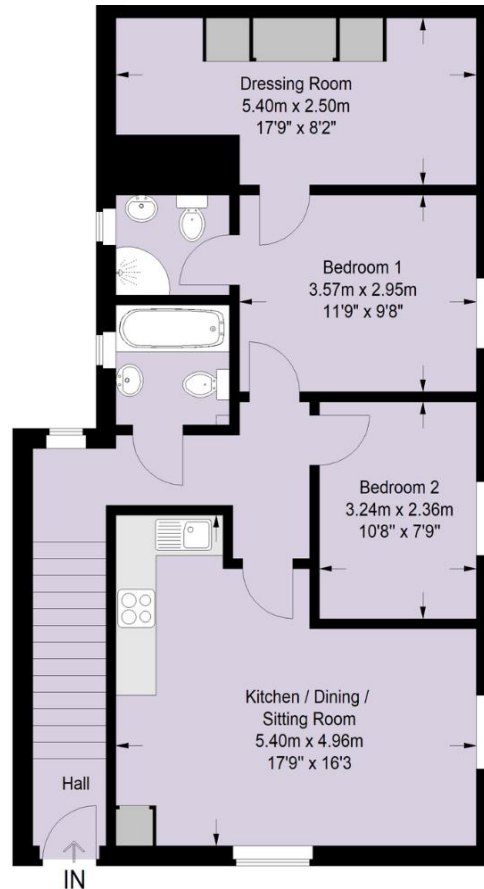
### **Location**

Barrows Mews is situated moments from Ringwood town centre, which is located on the western edge of the New Forest, at a crossing point of the River Avon, Ringwood's popularity continues to increase thanks to its brilliant schools, pubs, restaurants and boutique shops. Its superb location means it is perfect for those commuting to London whilst offering residents the chance to live a short distance from the beautiful local beaches with the wonderful open New Forest being on your doorstep.

**New Forest District Council  
Council Tax Band: B  
EPC Rating: C**







## BARROWS MEWS RINGWOOD BH24

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APPROXIMATE AREAS	
GROUND FLOOR AREA	SQ FT
FIRST FLOOR AREA	SQ FT
TOTAL FLOOR AREA	803 SQ FT
COUNCIL TAX	B
EPC RATING	C
APPROXIMATE UTILITY COSTS	

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