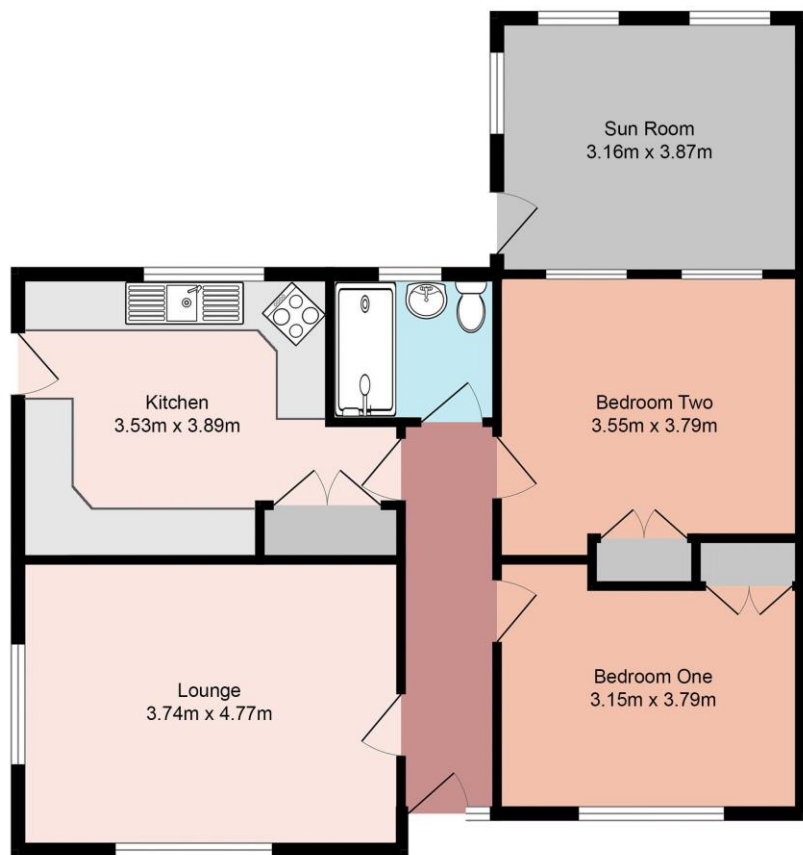




Ashurst
£500,000

brantons



Ground Floor
79.2 sq.m. approx.



Accommodation

Lounge 12' 3" x 15' 8" (3.74m x 4.77m)
Kitchen 11' 7" x 12' 9" (3.53m x 3.89m)
Bedroom One 10' 4" x 12' 5" (3.15m x 3.79m)
Bedroom Two 11' 8" x 12' 5" (3.55m x 3.79m)
Shower Room 5' 11" x 6' 10" (1.81m x 2.09m)
Sun Room 10' 4" x 12' 8" (3.16m x 3.87m)

Property

Brantons Independent Estate Agents are delighted to offer for sale this charming detached bungalow set within a quiet cul-de-sac in the highly regarded New Forest Village of Ashurst. The accommodation consists of two double bedrooms, a spacious lounge with dual aspect windows, sizable kitchen, and from the hallway there is a shower room. To the rear aspect of the property there is also a sun room. The front of the property enjoys a generous frontage providing driveway parking for several vehicles. At the rear is a garden that measures approximately 150ft in length. The garden has previously been sectioned into lawn and allotment areas. We believe the property would be suitable to extend and further development (subject to relevant planning permission) No forward chain is offered and we believe an early viewing is essential to fully appreciate this exciting opportunity.

Features

- Charming Detached Bungalow
- Two Double Bedrooms
- Lounge With Dual Aspect Windows
- Spacious Kitchen
- Shower Room
- Driveway Parking For Several Vehicles
- Rear Garden 150ft Approximately
- No Forward Chain Offered
- Potential to Extend (STTP)
- Situated Within New Forest National Park

Information

Local Authority: New Forest District Council
Council Tax Band: D
Tenure Type: Freehold
School Catchments
 Infant: Foxhills
 Junior: Foxhills
 Senior: Hounslowdown

Distances

Motorway: 2.7 miles
Southampton Airport: 10.0 miles
Southampton City Centre: 5.9 miles
New Forest Park Boundary: Within
Train Stations
 Ashurst: 1.4 miles
 Totton: 2.2 miles

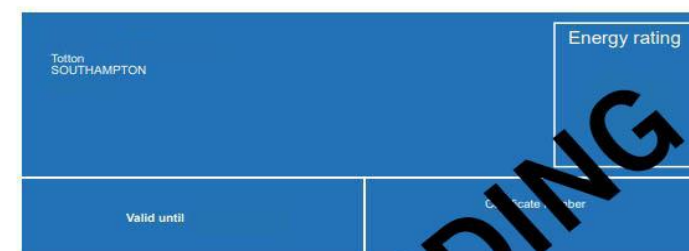
Directions

From our office turn right onto the A36. At the roundabout take the third exit onto Ringwood Road. Continue along Ringwood Road for approximately 1.5 miles until you reach the third roundabout. Take the first left onto Fletchwood Road. At the next roundabout take the first left onto the A326. Continue on for 0.5 miles and at the roundabout take the third exit turning right onto Kneller Lane. At the end of the road turn right and then take the next left onto Foxhills. The property will be found on the right hand side.

Energy Performance

Energy performance certificate (EPC) - Find an energy certificate - GOV.UK

Energy performance certificate (EPC)



Property type

Total floor area

Rules on letting this property

Properties can be rented if they have an energy rating from A to E.

If the property is a rented private residential building, it must be let, unless an exemption has been registered. You can read [guidance for landlords on the required energy efficiency standards](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-for-landlords) (<https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standards-for-landlords>).

Energy efficiency rating for this property

[See how to improve this property's energy performance.](#)

<https://find-energy-certificate.digital.communities.gov.uk/energy-certificate>



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