



Dybdale, Southampton Road, Cadnam, SO40 2NF
£850,000

brantons



Property

An exciting opportunity arises to purchase 'Dybdale' - a substantial character property dating to circa 1920 and situated in the desirable New Forest village of Cadnam. The ground floor layout begins with an entrance hall with hardwood herringbone flooring and staircase to the first floor. The hall in turn leads to; a lounge with feature fireplace, further reception room, and a W.C. There is an impressive open-plan living space which incorporates a high specification kitchen with integrated appliances and large preparation island and breakfast bar. There is also a family snug area with wood burning stove and media wall. Furthermore towards the rear aspect are two feature vaulted ceilings and two sets of bi-fold doors. The first floor accommodation consists of four bedrooms, and a contemporary four piece family bathroom with freestanding bath. The front of the property is set behind an established hedgerow and provides plenty of gated driveway parking that leads to a garage with electric roller door. The rear garden is mainly laid to lawn with a patio seating area and measures approximately 140 feet in length providing unrestricted views of open fields giving a feeling of privacy and seclusion. The current owners have extended and sympathetically modernised the property throughout, successfully retaining its original character and charm whilst offering all the conveniences of modern living. In our opinion the decorative order and general presentation throughout is of the highest standard, thus allowing any potential purchaser the ability to move straight in. To fully appreciate the location and versatile accommodation on offer, an internal inspection comes highly recommended.

Features

- Extended Detached Family Home
- Four Double Bedrooms
- Impressive Open-Plan Living Area With Log Burner & Bi-Fold Doors
- Hi-Specification Kitchen With Central Preparation Island & Breakfast Bar
- Lounge With Feature Fireplace & Further Reception Room
- Four Piece Family Bathroom with Freestanding Bath
- Gated Driveway Parking for Several Vehicles Leading To Garage
- Useful Outbuilding with Office/ Guest Bedroom & Shower Room
- Rear Garden Measuring 140ft & Backing on to Fields
- Proximity To Local Amenities, Transport Links & New Forest National Park

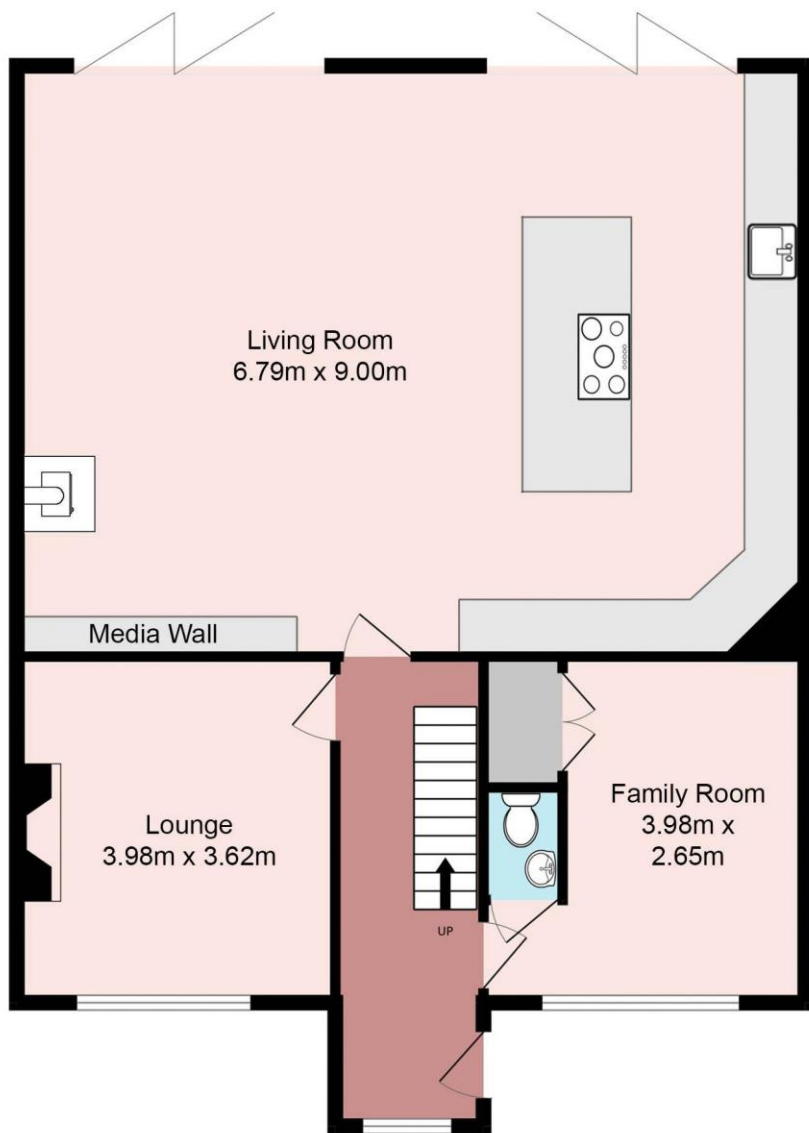


Area

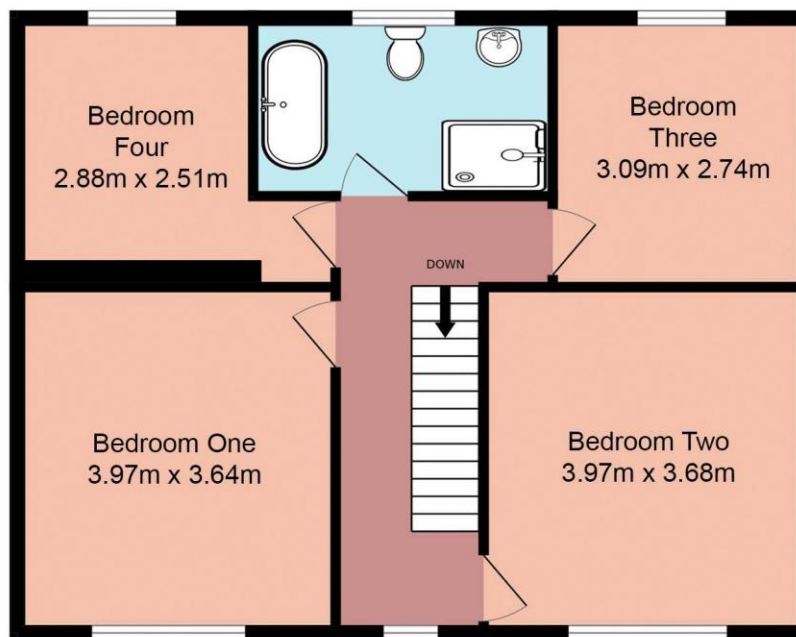
Cadnam is a small village situated just within the North Eastern boundary of the New Forest National Park. The village borders the routes of the A31 Romsey Road and the A336 Southampton Road. Property in the village is diverse with the majority being older homes including forest cottages and farm buildings.

Due to the rural location amenities are limited but they do include a petrol station and post office, shop, nearby infant and junior schools and a couple of well frequented public houses. Shops and restaurants can be found less than 5 miles away in the larger town of Lyndhurst. The commercial centres of Southampton, Bournemouth and London are all easily accessible via M27 which is less than 1.5 miles away.

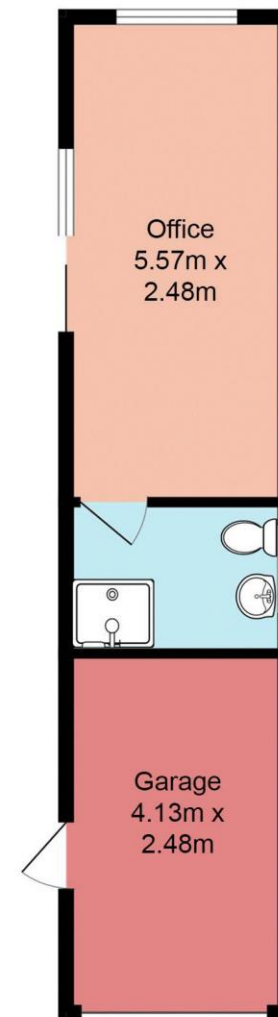




Ground Floor
127.1 sq.m. approx.



1st Floor
62.8 sq.m. approx.



OUTBUILDING
(position not relative to property)

Accommodation

Living Room 22' 3" x 29' 6" (6.79m x 9.00m)

Lounge 13' 1" x 11' 11" (3.98m x 3.62m)

Family Room 13' 1" x 8' 8" (3.98m x 2.65m)

Downstairs W.C 4' 3" x 2' 11" (1.30m x 0.90m)

Shower Room 5' 9" x 8' 2" (1.75m x 2.48m)

Bedroom One 13' 0" x 11' 11" (3.97m x 3.64m)

Bedroom Two 13' 0" x 12' 1" (3.97m x 3.68m)

Bedroom Three 10' 2" x 9' 0" (3.09m x 2.74m)

Bedroom Four 9' 5" x 8' 3" (2.88m x 2.51m)

Bathroom 6' 9" x 11' 1" (2.05m x 3.37m)

Office/ Guest Bedroom 18' 3" x 8' 2" (5.57m x 2.48m)

Garage 13' 7" x 8' 2" (4.13m x 2.48m)





