



HEARNES

WHERE SERVICE COUNTS

18 St. Ives Park, Ringwood, BH24 2JY

A simply stunning, private and established plot (approximately 0.33 acres), plenty of parking and a 10 metre tandem length garage, are just a few features of this well maintained, spacious and flexible bungalow, that is being offered for sale with no forward chain.

This delightful property has been owned, improved and enjoyed by the same family for over 30 years and now offers the opportunity to further improve or extend, as many others in St Ives Park have in the past.

There are three well-proportioned double bedrooms serviced by a family bathroom and useful 2nd WC and two large, dual aspect reception rooms, one opening out into a lovely conservatory.

The kitchen has been comprehensively fitted in a range of pine units with contrasting splashbacks and worktops. Built-in appliances include electric hob and oven. Adjoining the kitchen is a useful utility room.

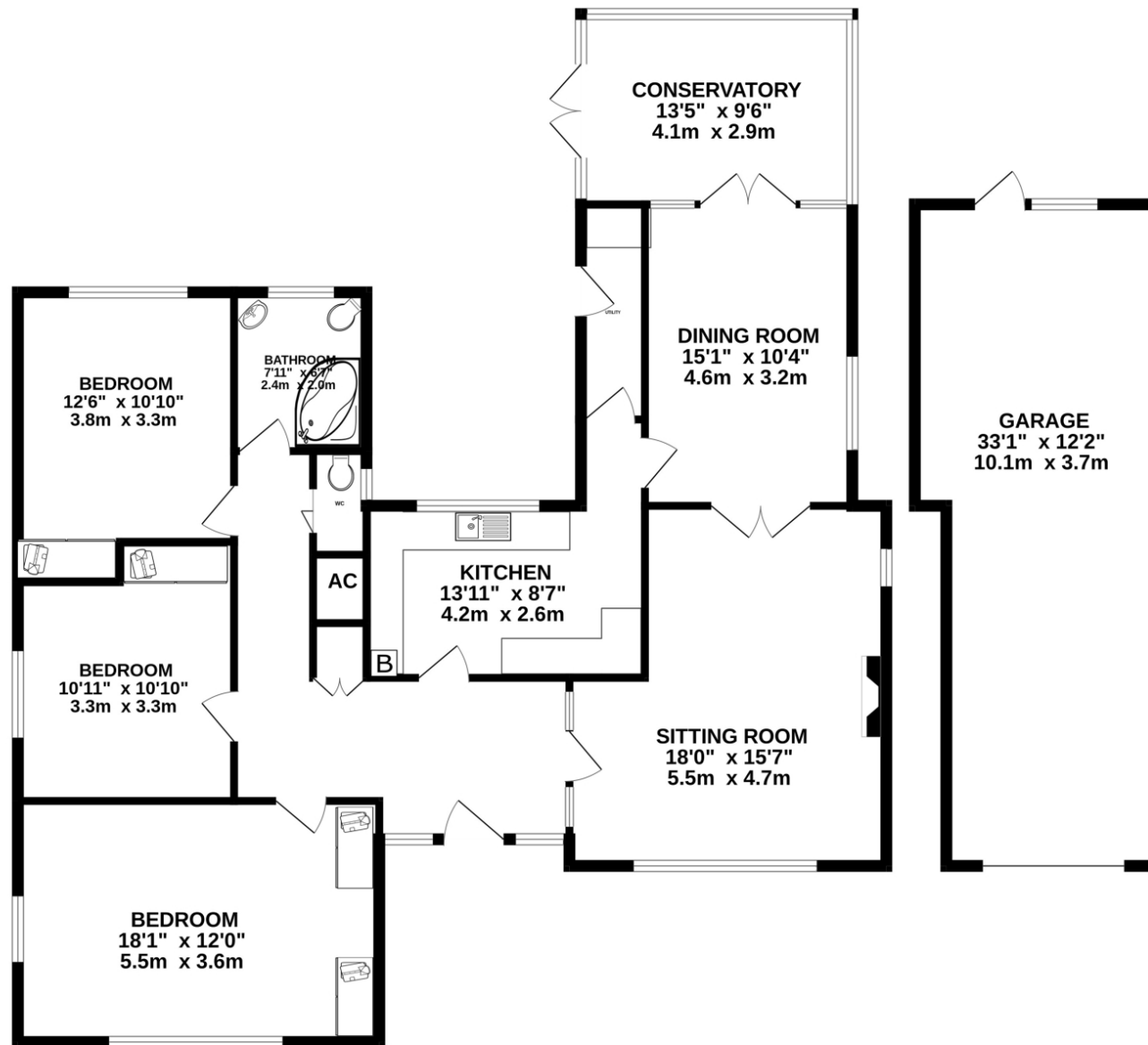
This charming property further benefits from gas central heating (Megaflo pressurised hot water system), double glazing and a security alarm system.

The rear garden extends to around 125' in depth and offers high levels of privacy and seclusion. It is enclosed by a mixture of fencing, mature trees shrubs and hedging.

To the front is a driveway that leads to a large, tandem length, 10 metre garage/workshop. From the garage is a low door giving access to a substantial basement (located beneath the dining room), which could be used as additional storage, but also has the potential to create ancillary accommodation.



GROUND FLOOR
1817 sq.ft. (168.8 sq.m.) approx.



TOTAL FLOOR AREA : 1817 sq.ft. (168.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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