



Bourne View, Trampers Lane, North Boarhunt - PO17 6DH

Guide Price £900,000

WHITE & GUARD

Bourne View, Trampers Lane

North Boarhunt, Fareham

Guide Price £900,000 - £950,000

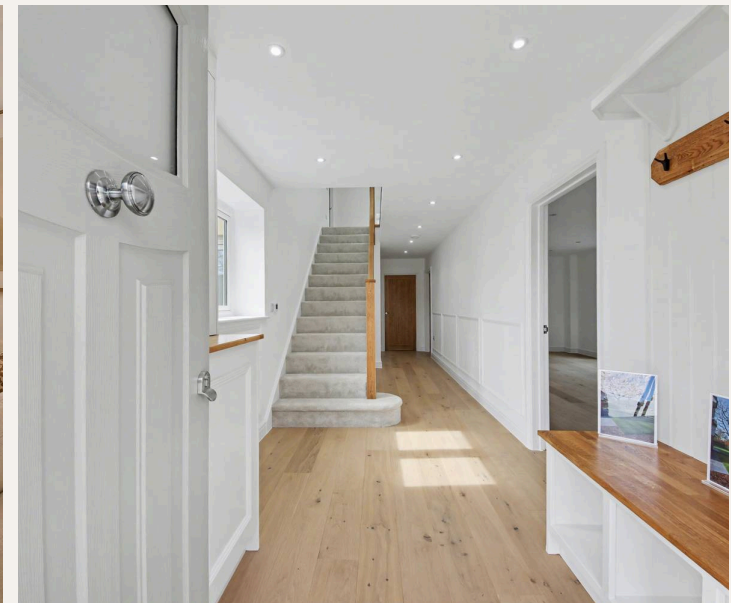
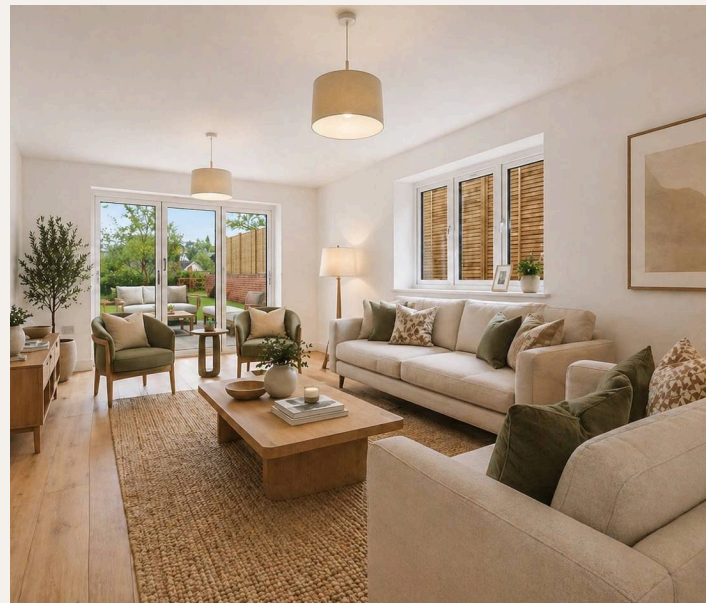
Positioned on a generous wrap-around plot and offering an extensive range of secure off-road parking, this exceptional newly built detached home enjoys a highly convenient setting between Fareham and the historic market town of Wickham.

The ground floor delivers an impressive range of luxury accommodation, centred around a stunning individually designed kitchen/dining room, complemented by two further reception rooms, a utility room, and a ground floor WC. The first floor provides three well-proportioned double bedrooms—two with en-suites—a family bathroom, and a dedicated study.

Offered for sale with a ten-year new homes warranty and ready for immediate occupation, early viewing is strongly recommended.

On approach, a distinctive rain chain (kusari-doi) offers a refined alternative to traditional downpipes, guiding rainwater in a gentle cascade and setting a calm, design-led tone. This is paired with a sheltered storm porch, softly illuminated to create a warm and welcoming entrance throughout the year.

- A SUPERB NEWLY CONSTRUCTED DETACHED HOME OFFERING THREE BEDROOMS
- AN ABUNDANCE OF BEAUTIFULLY APPOINTED LIVING SPACES
- AN IMPRESSIVE, BESPOKE KITCHEN AND DINING ROOM
- TWO RECEPTION ROOMS
- TWO ENSUITES AND FAMILY BATHROOM
- OFFERED FOR SALE WITH A TEN YEAR NEW HOMES WARRANTY
- GENEROUS WRAP AROUND GARDEN
- DRIVEWAY WITH PARKING FOR MULTIPLE VEHICLES
- EPC RATING B
- COUNCIL TAX BAND TBC





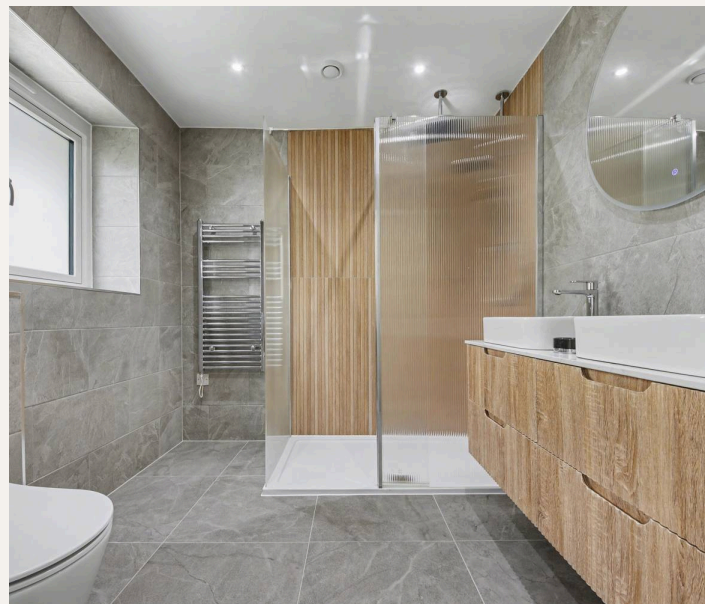
INSIDE

Stepping into the entrance hall, the home immediately showcases its craftsmanship and understated luxury. Bespoke carpentry integrates oak-topped storage, seating, and tailored cabinetry, while half-panelled walls add depth and character. Light oak engineered flooring flows throughout, complemented by underfloor heating. A striking oak and glass staircase rises to the first floor, and oak veneer doors lead to the principal living spaces. The cloakroom is finished with a sleek WC, floating basin, and integrated storage.

At the heart of the home is an impressive 30ft open-plan kitchen, dining, and family space, filled with natural light and opening onto the terrace for seamless indoor-outdoor living. The kitchen features painted ash cabinetry, quartz worktops, and an undermounted ceramic sink with a Quooker instant hot water tap. Integrated Bosch appliances include an oven, microwave, dishwasher, fridge/freezer, induction hob, and wine cooler, while a breakfast bar provides relaxed dining.

Pocket doors lead to the family room, offering flexibility and centred around a bespoke media wall with integrated sound system and recessed electric fireplace. A further reception room provides versatility, with access to both rear and front seating areas, allowing sunlight throughout the day. The utility/boot room mirrors the kitchen's design, with matching cabinetry, laundry space, and direct garden access via a stable door.

Upstairs, a dramatic double-height skylight floods the landing with light. A sliding oak and glass door opens to a study with elevated rural views. The principal bedroom includes a bespoke dressing area and a high-spec en-suite with dual vanity, Mira Platinum Bluetooth shower, and premium finishes. Bedroom two benefits from its own en-suite, while bedroom three is well-proportioned. The family bathroom features a full-sized bath with Mira Mode shower and elegant fittings.



Outside, the landscaped garden includes a substantial stone terrace ideal for entertaining, surrounding lawns, and a charming stream along the boundary. Lighting, power, and water points enhance both practicality and ambience, creating an inviting space to enjoy throughout the day and into the evening.

SERVICES:

Gas, water, electricity and mains drainage are reconnected. Please note that none of the services or appliances have been tested by White & Guard

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Sellers: Upon receipt of instructions to act in the selling of your home, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £30 + VAT per owner.

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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

