



HEARNES

WHERE SERVICE COUNTS

41 Lin Brook Drive, RINGWOOD, BH24 3LJ

A delightful, landscaped and private rear garden, allocated parking and no forward chain, are just a few features of this lovely spacious townhouse, positioned within a sought-after development, close to local school, shops and bus stop.

The charming, bright and airy property is on the edge of the New Forest National Park (just a few hundred metres distant) and offers both well planned and flexible accommodation.

The ground floor lies host to a well-proportioned sitting room (with stairs to the first floor) with superb adjoining conservatory/garden room, which could be used as a formal dining room, family room or home office, enjoying peaceful views of the garden.

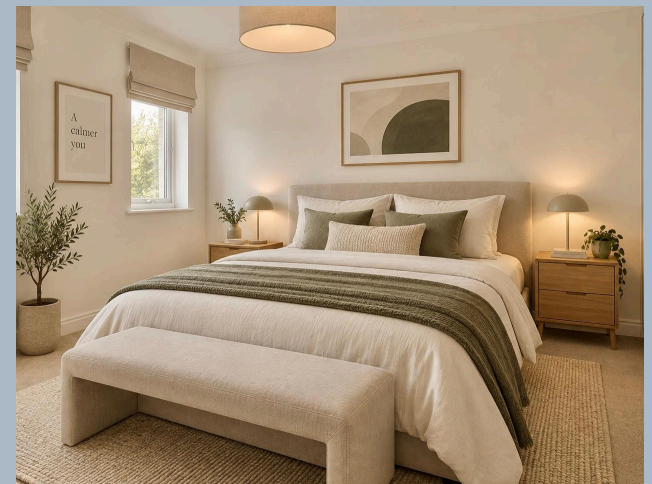
Completing the ground floor is a modern and stylish, re-fitted Howdens kitchen, with integrated dishwasher, oven hob and filter/extractor hood. It has been carefully planned, being fitted in a range of cappuccino coloured, gloss fronted units with contrasting worktops and splashbacks.

The first floor comprises three bedrooms, the master with its own contemporary style en-suite shower room, the remaining bedrooms sharing a family bathroom.

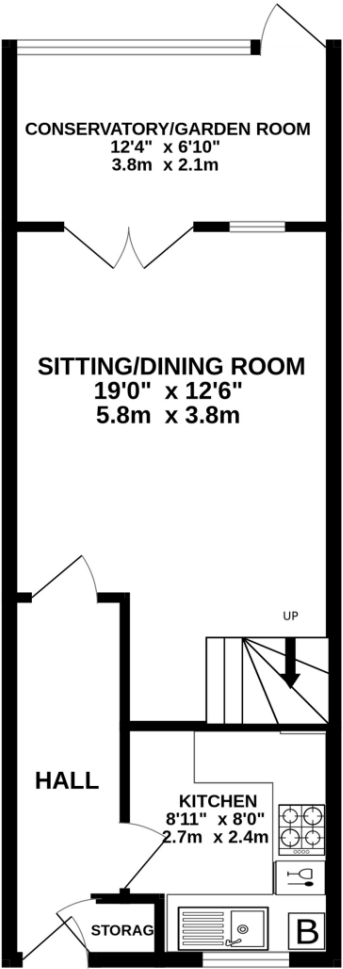
This impressive property further benefits from gas central heating, double glazing and a wealth of incredibly useful storage.

The garden can be accessed by a double glazed door from the conservatory/garden and has been designed for outdoor entertainment and ease of maintenance. It is enclosed by panel fencing and hard landscape with thoughtfully stocked flower/shrub beds, creating year round colour and texture.

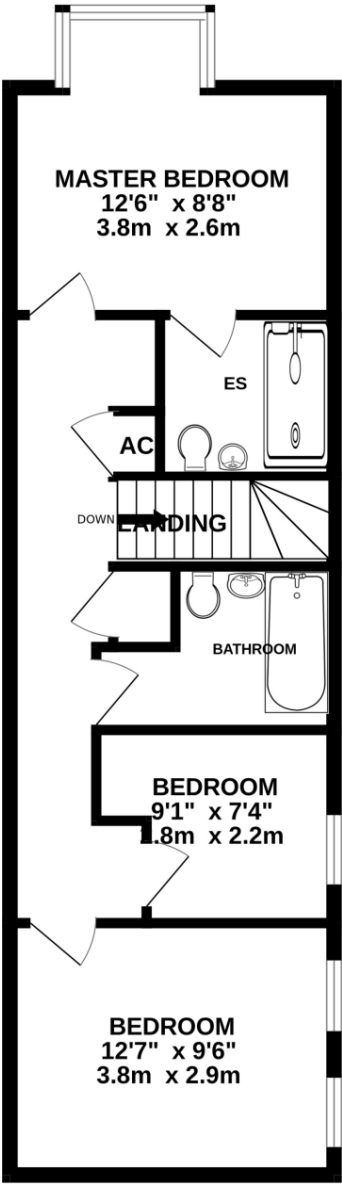
AGENTS NOTE: The rooms are empty so we have used AI to furnish them to show how the space could be used



GROUND FLOOR
429 sq.ft. (39.9 sq.m.) approx.



1ST FLOOR
527 sq.ft. (49.0 sq.m.) approx.



TOTAL FLOOR AREA : 957 sq.ft. (88.9 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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