



22, Hazelwood Avenue, New Milton, BH25 5LY

£519,950

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*22 Hazelwood Avenue
New Milton
Hampshire
BH25 5LY*

A deceptively spacious three bedroom detached bungalow offering annexe potential, set on a fantastic large plot in this popular residential location. Other features of the property include an impressive large sitting/dining room, three bath/shower rooms, excellent scope for a loft conversion, good off road parking, and the property is offered with no forward chain.

- Entrance Hall
- Sitting/Dining Room
- Kitchen
- Utility Room
- Three Bedrooms
- Bathroom
- Shower Room
- En-Suite Shower Room
- Off Road Parking
- Private Gardens



The Property

Entrance hall with a UPVC double glazed front door and a hatch with a pull down ladder leading to the large roof space, featuring a Velux window providing natural light.

Superb large sitting/dining room with twin roof lights, recessed ceiling spotlights, UPVC double glazed sliding doors opening onto the patio, and a lovely private outlook over the rear garden.

Kitchen fitted with a range of timber effect units, a contrasting dark worktop, and an inset sink unit with mixer tap. Integrated appliances include a double electric oven, a five burner gas hob, and an extractor. There is space for a fridge and a dishwasher, along with undercupboard lighting, recessed ceiling spotlights, and tiled walls.

Separate utility room with additional storage cupboards, a timber effect worktop, an inset sink unit, space for a tall fridge/freezer or washing machine, a pull out storage cupboard, and a UPVC double glazed door to the outside.

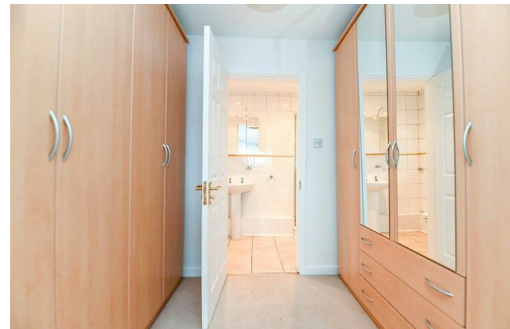
Three bedrooms, with the master bedroom featuring a UPVC double glazed bay window, a separate dressing area with built-in wardrobes, and a fully tiled en-suite shower room fitted with a white suite.

Fully tiled family bathroom fitted with a white suite comprising a panelled bath with an independent shower over, a glass shower screen, a wash basin, a WC, and an extractor fan.

Shower room fitted with a white suite comprising a shower cubicle with a thermostatically controlled shower, a wash basin, a WC, recessed ceiling spotlights, an extractor fan, and fully tiled walls.

The side extension, incorporating a bedroom, a shower room, and a utility room, could be used as a self contained annexe, if required.





Gardens & Grounds

The property sits on a superb large plot, with twin timber gates providing access to the front garden, which is mainly laid to block paving, offering excellent off road parking.

The rear garden is a particular feature of the property, with a paved patio area adjoining the rear of the house and the remainder mainly laid to lawn, along with well stocked flower and shrub borders, an ornamental fishpond, a timber garden shed, a log store, a summerhouse, and offers a good degree of privacy and seclusion.

Services

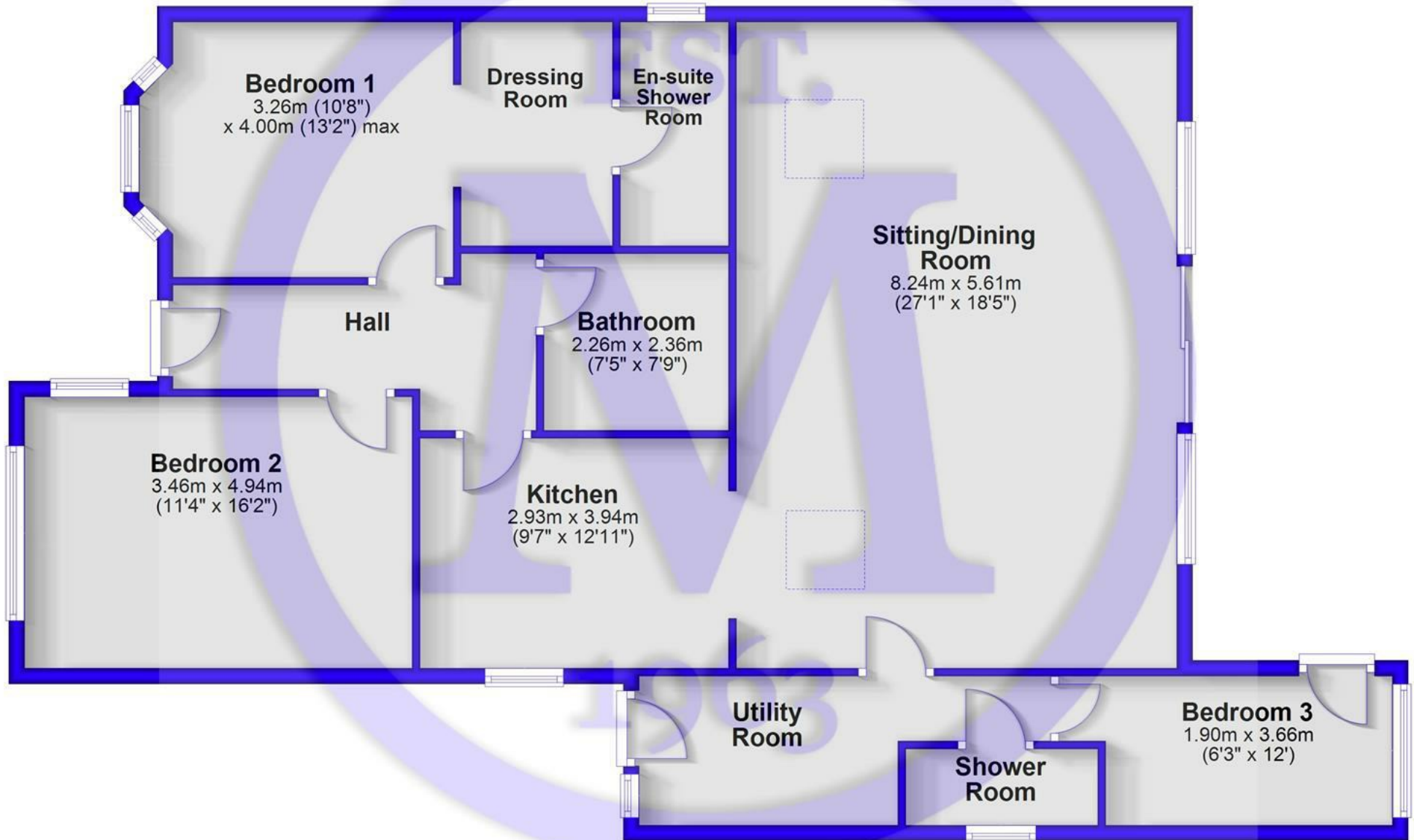
Mains gas, electricity, water and drainage

Council Tax Band: D

Energy Performance Certificate (EPC) Rating: D

Floor Plan

Approx. 131.8 sq. metres (1418.6 sq. feet)



Total area: approx. 131.8 sq. metres (1418.6 sq. feet)



Situation

New Milton is a thriving market town situated on the western edge of Hampshire, enjoying a prime location along a picturesque stretch of the Solent coastline. The area offers stunning views across Christchurch Bay to the Isle of Wight and is renowned for its beautiful coastal walks. With a mainline railway station providing direct access to London Waterloo in under two hours, the town is perfectly positioned for commuters and those seeking a coastal lifestyle. New Milton also boasts excellent state and private schools, a 27-hole links-style golf course, and the renowned Chewton Glen Hotel, making it an exceptionally popular destination for those looking to relocate to the coast.



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