





# Woodlands Upper Crabbick Lane

Denmead, PO7 6HQ

- DETACHED CHALET STYLE HOME
- TWO BATHROOMS
- WELL PROPORTIONED PLOT (0.31 OF AN ACRE)
- FURTHER POTENTIAL TO EXTEND (STPP)
- THREE BEDROOMS
- OPEN PLAN KITCHEN/DINING/FAMILY ROOM
- DRIVEWAY & GARAGE
- REQUESTED SEMI-RURAL LOCATION

Set within a peaceful semi-rural position in Denmead, this individual detached chalet style home occupies an impressive plot of approximately 0.31 of an acre, offering a rare combination of space, privacy and future potential in a highly regarded location.



Approached via a generous driveway providing extensive off-road parking and leading to a detached garage, the property immediately conveys a sense of space both inside and out. The frontage is wide and welcoming, while to the rear the grounds open up into a substantial garden that is a true feature of the home. The lawn stretches away from the property, bordered by mature trees and established planting, creating a private and tranquil setting ideal for families, keen gardeners or those simply seeking a quieter lifestyle.

Internally, the accommodation is both versatile and well proportioned. The main reception room is a particularly inviting space, centred around a feature fireplace and enhanced by a large bay window and striking accent wall, creating a warm and comfortable environment for everyday living. To the rear of the property, the impressive kitchen and dining room spans the width of the home, forming a superb open plan hub with ample workspace, integrated appliances and room for a central island or breakfast area. This space flows naturally into a bright dining and family area with rooflight and wide glazing that frames views of the garden and provides direct access outside, making it perfect for entertaining and modern family life.

The ground floor also benefits from a well appointed bathroom, a generous double bedroom and a welcoming entrance hall, offering flexible living arrangements that could suit those requiring ground floor accommodation.

Upstairs, two further large bedrooms are found within the chalet roofline, both enjoying elevated views over the gardens and surroundings. The layout and roof space offer clear scope, subject to the necessary planning permissions, to reconfigure and create additional bedrooms or further enhance the first floor accommodation, making this a home that can evolve with a buyer's needs over time.

The rear garden is a standout feature, with a broad paved terrace providing an excellent seating and entertaining area that overlooks the expansive lawn beyond. The overall size of the plot offers significant future potential for extension or alteration, again subject to planning, and gives the property a sense of space rarely found in more conventional residential settings.

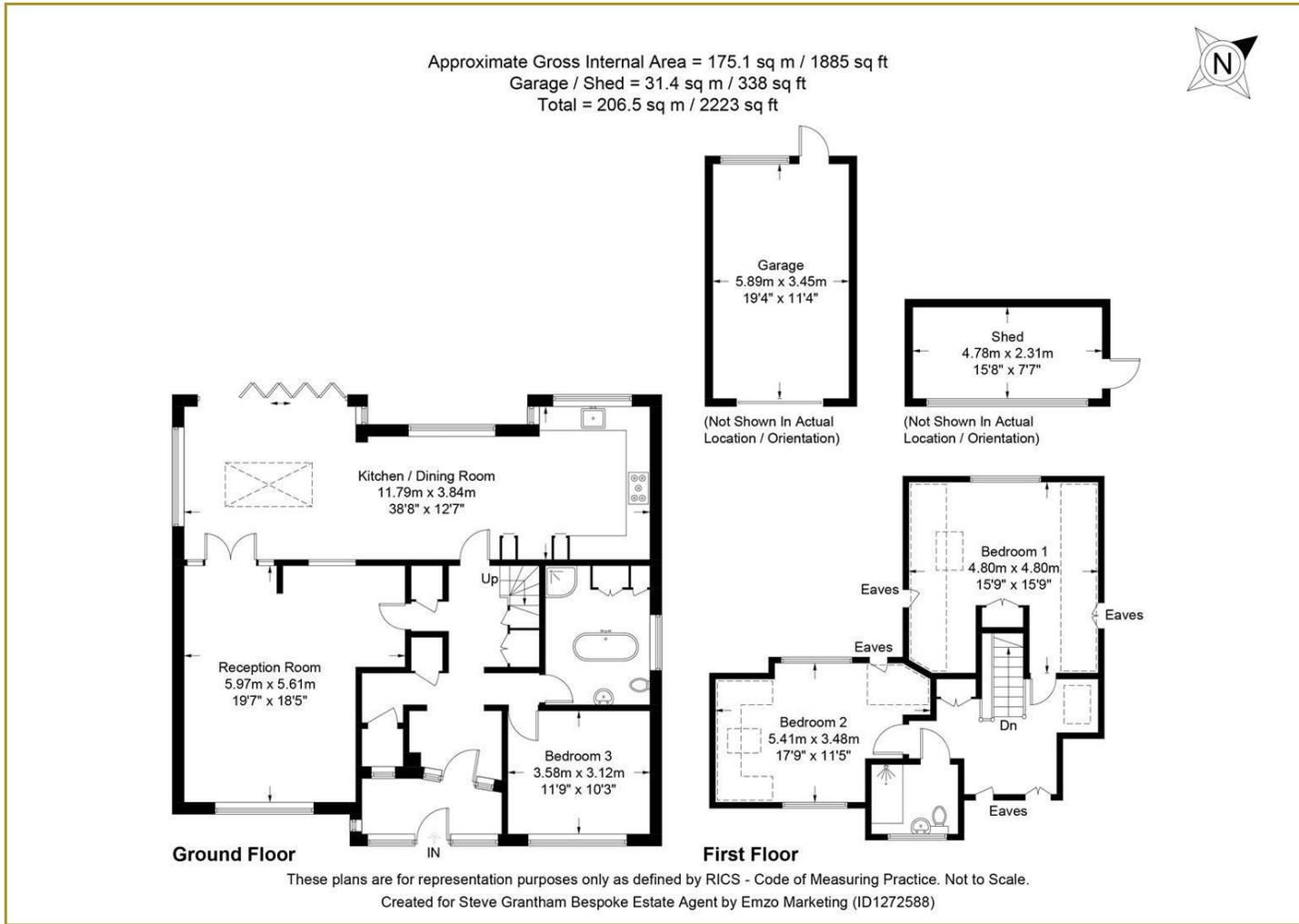
This is a home that combines immediate comfort with exciting longer-term possibilities, all set within a desirable semi-rural Denmead location, making it an exceptional opportunity for buyers seeking space, privacy and potential in equal measure.







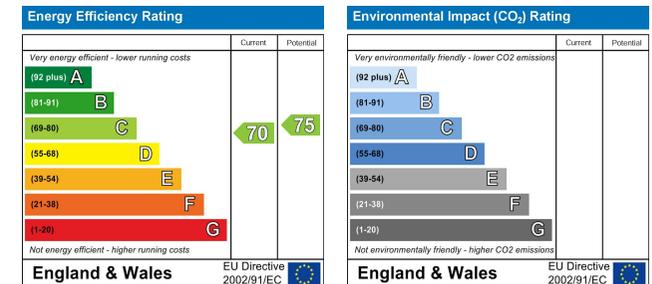
# Floor Plans



# Location Map



# Energy Performance Graph



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