



HEARNES

WHERE SERVICE COUNTS

Ashley Drive South, Ashley Heath, BH24 2JP

A beautiful, private and established plot approaching 0.25 acres, extensive parking and a double garage, are just a few features of this stylish and spacious chalet home, that has been tastefully improved and extended by the current owners, who have lived here for over 45 years.

Peacefully positioned upon a private road, this impressive home offers incredibly well-appointed and flexible accommodation (approximately 2250sq ft in all), ideal for a growing family.

The first floor lies host to 4 bedrooms, the master with a delightful dual-aspect and private en-suite shower room, the remaining bedrooms sharing a modern, 4-piece bath/shower room.

The ground floor lies host to three versatile reception rooms, one which could be used as a 5th bedroom if required (but currently a study), a shower room, separate utility room and superb fitted kitchen/breakfast room.

The kitchen/breakfast room has been carefully planned to make the very best use of the space on offer and is fitted in a range of timeless, gloss white units with contrasting granite style worktops. Built-in appliances include a double oven, hob and filter/extractor hood.

The sitting room is generously proportioned with wonderful garden views and has recently been updated to include a media wall with fabulous feature fire.

This impeccably presented home further benefits from a large and welcoming reception hall, gas central heating and double glazing.

The grounds have been thoughtfully landscaped to create year round colour and texture and extend to 0.25 acres. They are enclosed by a mixture of fencing, trees shrubs and hedging, offering unexpected levels of privacy and seclusion. Twin timber gates to the side lead to a large block paviour style area, ideal for anyone wishing to store additional vehicles, boats caravans or RV's. The driveway provides ample parking and leads to the double garage and EV charge point.

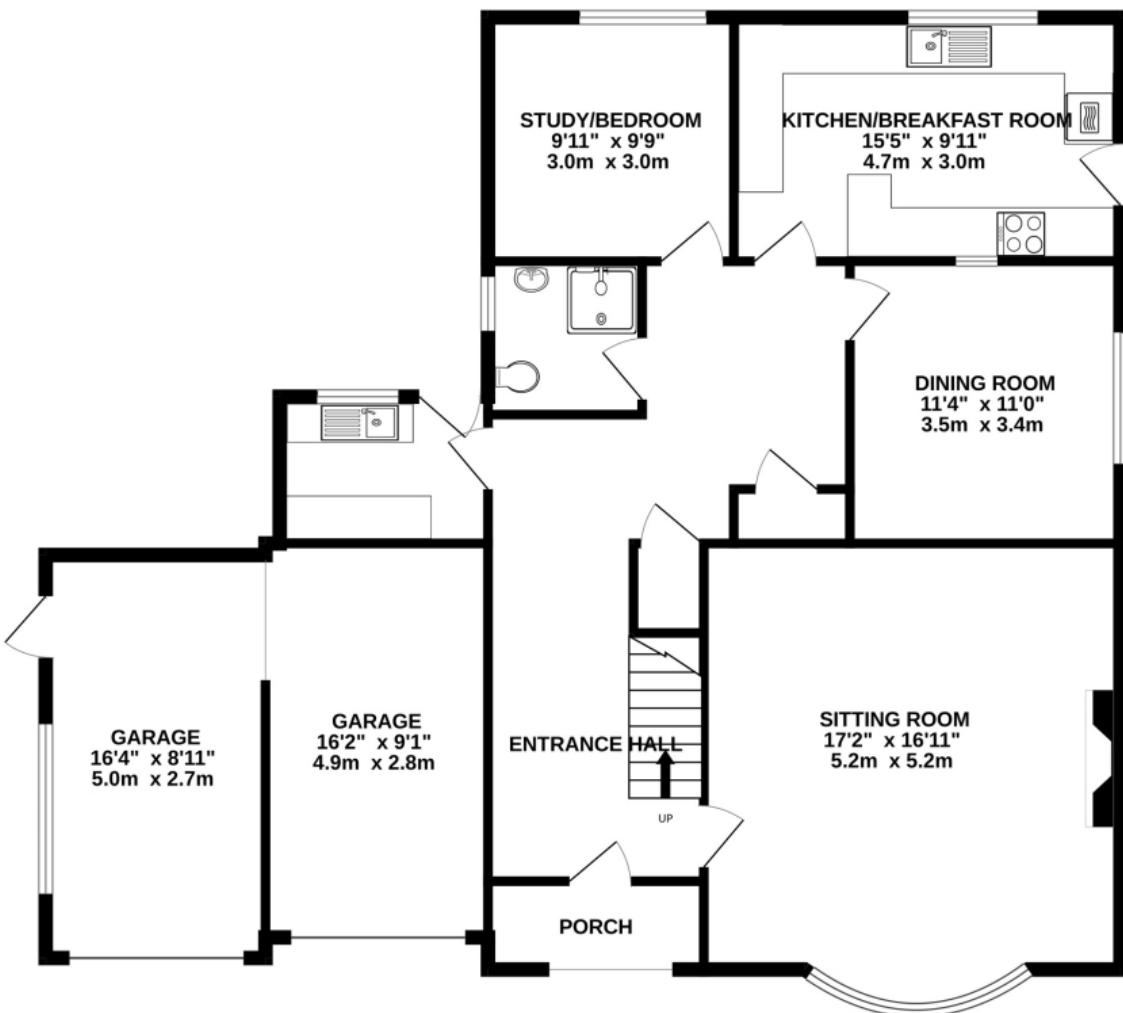
Local Authority: Dorset

Council Tax Band: G

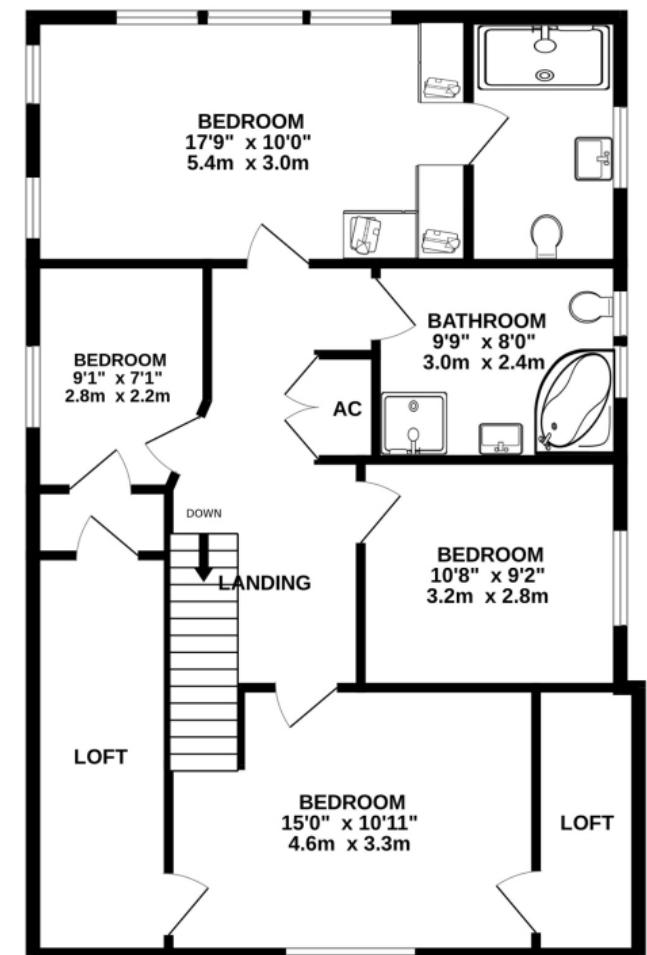




GROUND FLOOR
1332 sq.ft. (123.8 sq.m.) approx.



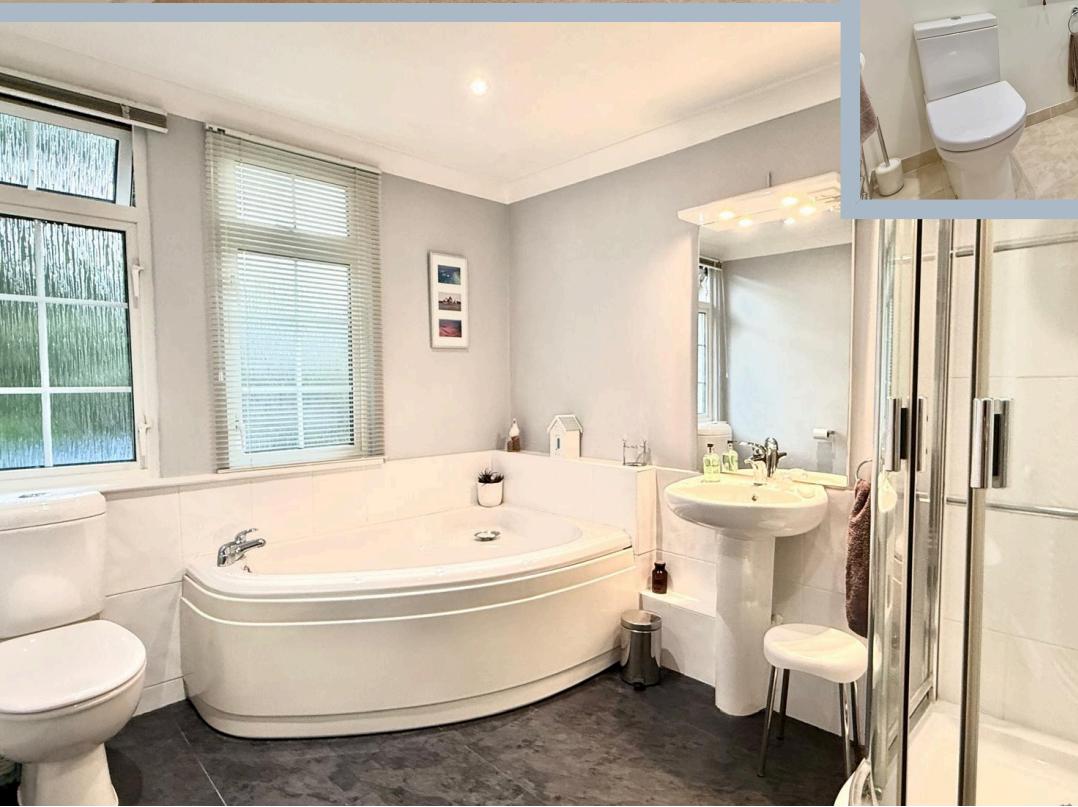
1ST FLOOR
912 sq.ft. (84.7 sq.m.) approx.



TOTAL FLOOR AREA : 2244 sq.ft. (208.5 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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