DANEHURST



SIKA RISE, BRANSGORE, CHRISTCHURCH, BH23 8FA

Guide Price £440,000 - £450,000


LOVE

** ANOTHER PROPERTY SALE AGREED BY DANEHURST ESTATE AGENTS ** This family home is discreetly positioned within an exclusive development of only five houses. With the added benefit of NO FORWARD CHAIN. Constructed just over three years ago by the esteemed local company, AJ Developments, it comes with the assurance of the remaining 10-year ICW new home guarantee, ensuring peace of mind for years to come.

As you step into this spacious residence, you are greeted by luxurious 'Porcelanosa' tiled flooring and underfloor heating, accessible throughout the entire ground floor and conveniently controlled by individual thermostats. The kitchen breakfast room features a designer 'Liecht' German Kitchen adorned with granite work surfaces and high-quality Siemens integrated appliances. The ground floor also boasts a convenient cloakroom with led vanity mirror and a bright and airy lounge that seamlessly opens up to the southerly facing rear garden. On the first floor, you will discover a family bathroom and three double bedrooms. The master bedroom is enhanced by a built-in wardrobe with sliding doors, providing ample storage space.

Outside, the secluded southerly facing rear garden offers a serene retreat surrounded by nature, trees and wildlife. A delightful patio area perfect for entertaining, while a recently constructed garden room, insulated and equipped with power and lights, presents versatile usage. Divided into two sections, this space accommodates a workshop or storage area on one side and a flexible room suitable for a home office, hobby room, or a convenient preparation space for family barbecues. Additionally, a side gate provides easy access from the rear garden to the front, where you will find two carports, offering undercover off-road parking for your vehicles.

The property is situated in a private road and the community maintenance charge is £600 per year.

The property is FREEHOLD and the council tax band is D







- Newly Built
- Discreet Position
- 3 Double Bedrooms
- Kitchen / Breakfast Room
- Fitted Kitchen Appliances
- Garden Room / Home Office
- Southerly Facing Rear Garden
- Double Carport
- Remainder of NHBC Warranty
- NO FORWARD CHAIN











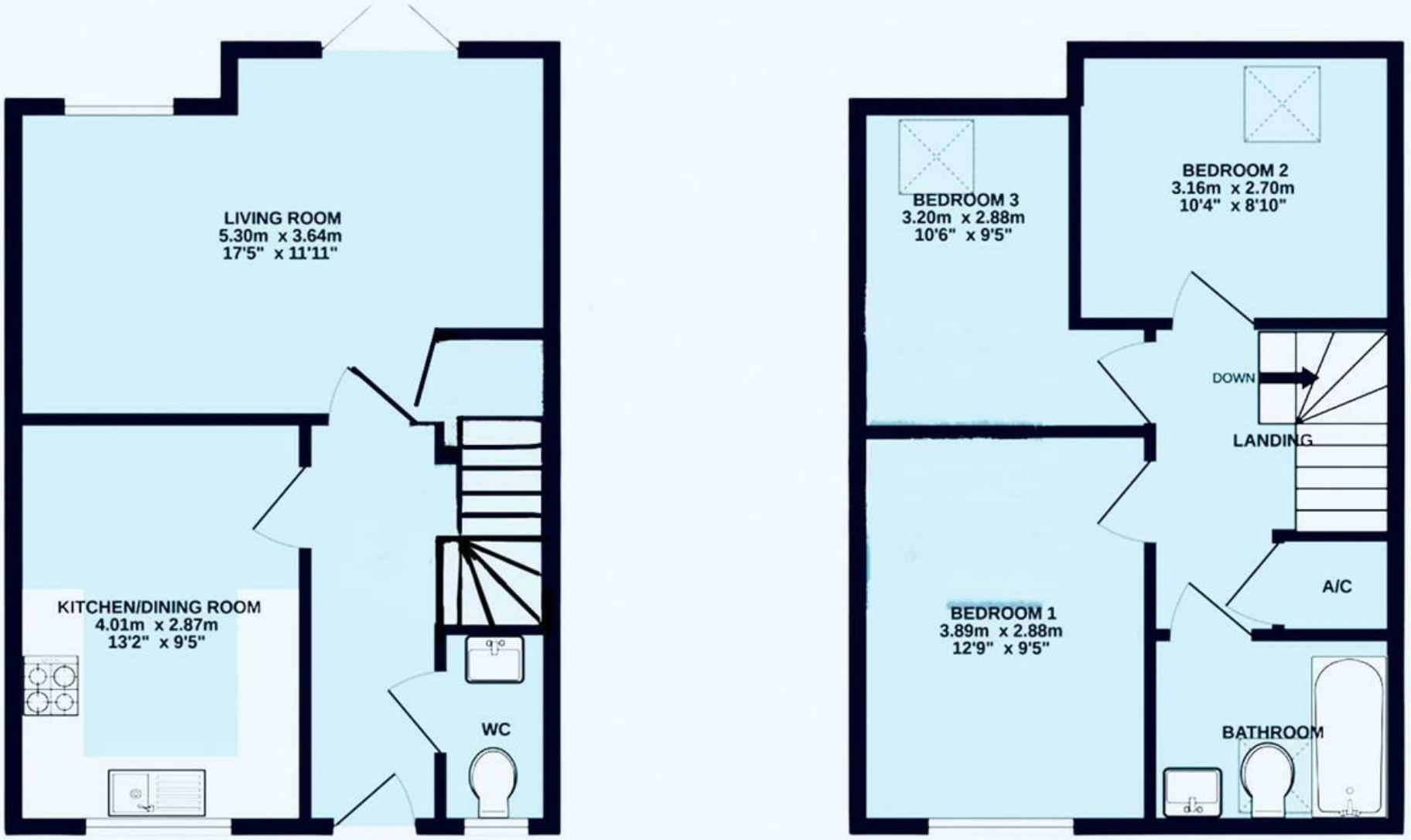




Location

Semi detached house located in the village of Bransgore set on the edge of the New Forest national park. The village offers a variety of amenities, including day-to-day shopping options, two Medical Centres, three charming Public Houses, a Village Hall, and a renowned Primary School. This school acts as a feeder for the prestigious Ringwood and Highcliffe Comprehensives. For a wider range of shopping and entertainment choices, the harborside town of Christchurch and the delightful Market Town of Ringwood are a short distance of approximately 5 and 6 miles respectively. Hinton Admiral train station is 4.9 miles away and Christchurch train station is 5.3 miles away. The New Forest boasts a network Walking and cycle trails along with ancient woodlands, and diverse wildlife.




LIVING ROOM
5.30m x 3.64m
17'5" x 11'11"
KITCHEN/DINING ROOM
4.01m x 2.87m
13'2" x 9'5"
WC
BEDROOM 3
3.20m x 2.88m
10'6" x 9'5"
BEDROOM 2
3.16m x 2.70m
10'4" x 8'10"
DOWN
LANDING
A/C
BEDROOM 1
3.89m x 2.88m
12'9" x 9'5"
BATHROOM

DANEHURST











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