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EDWARDS
ESTATE AGENTS



WOOLSBRIDGE ROAD
RINGWOOD, BH24 2LS



OFFERS OVER £500,000

- NO FORWARD CHAIN
- DETACHED CHALET BUNGALOW
- 3 DOUBLE BEDROOMS
- WELL PROPORTIONED SITTING ROOM
- STYLISHLY APPOINTED KITCHEN/DINER
- BATHROOM & ENSUITE
- MASTER SUITE WITH WALK-IN WARDROBE
- EXCELLENT FINISH THROUGHOUT
- AMPLE PARKING TO THE FRONT
- SOUTH WESTERLY REAR GARDEN

This three double bedroom detached chalet bungalow is beautifully presented throughout, offering well proportioned and light accommodation. The welcoming entrance hallway gives access to all ground floor rooms as well as useful storage cupboards. French doors give access to the good size sitting room which has a feature bay window overlooking the front of the property and further French doors leading through to the stylishly appointed kitchen/dining room. The kitchen is fitted to a high specification including quartz worktops and integrated appliances and there is ample floorspace for a dining table and chairs. French doors give access to the south westerly facing garden.

Both bedrooms on the ground floor have built-in wardrobes and are served by a modern part tiled bathroom which is fitted with a bath with shower over, vanity wash basin and WC. Bedroom two has French doors opening to the garden.

The master suite occupies the first floor and includes a spacious bedroom with adjoining



modern ensuite shower room and walk-in wardrobe with additional eaves storage.

Outside, with driveway access to this tucked away location, there is ample block paved parking to the front of the property and the rear south westerly facing garden is laid mainly to lawn with established hedging and privacy fencing to all boundaries providing a good degree of privacy.

Additional Information

Energy Performance Rating: B

Council Tax Band: E

Rights and Easements: There is a turning space in front of 43a which 43b can use to turn

Planning Permission and Outstanding Development Proposals: The vendor has made us aware there are planning proposals within one mile of the property. Please do your own research in respect of this

Tenure: Freehold

Flood Risk: Very low but refer to gov.uk, check long term flood risk

Flooded in the last 5 years: No

Conservation area: No

Listed building: No

Tree Preservation Order: No

Parking: Private driveway

Utilities: Mains electricity, mains gas, mains water

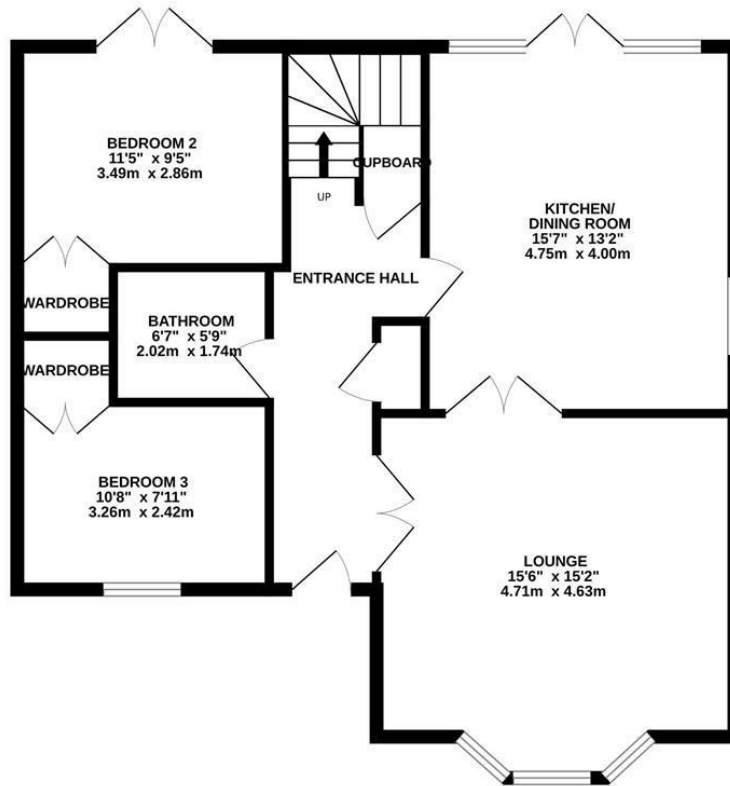
Drainage: Mains sewerage

Broadband: Refer to Ofcom website

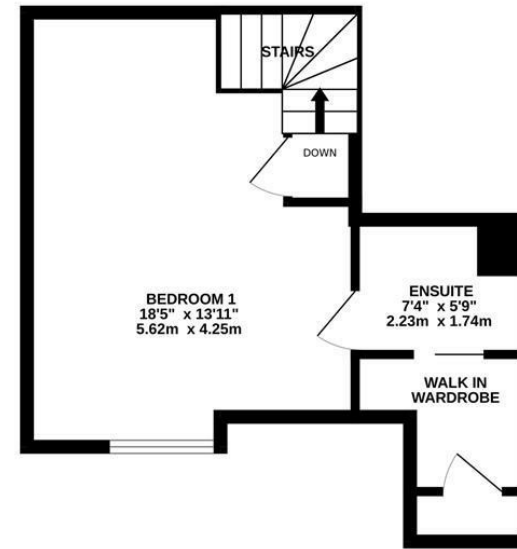
Mobile Signal: Refer to Ofcom website



GROUND FLOOR
808 sq.ft. (75.0 sq.m.) approx.



1ST FLOOR
333 sq.ft. (31.0 sq.m.) approx.



TOTAL FLOOR AREA : 1141 sq.ft. (106.0 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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