



Oaks Drive

St Leonards, Ringwood, BH24 2QR

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NEW FOREST





The Property

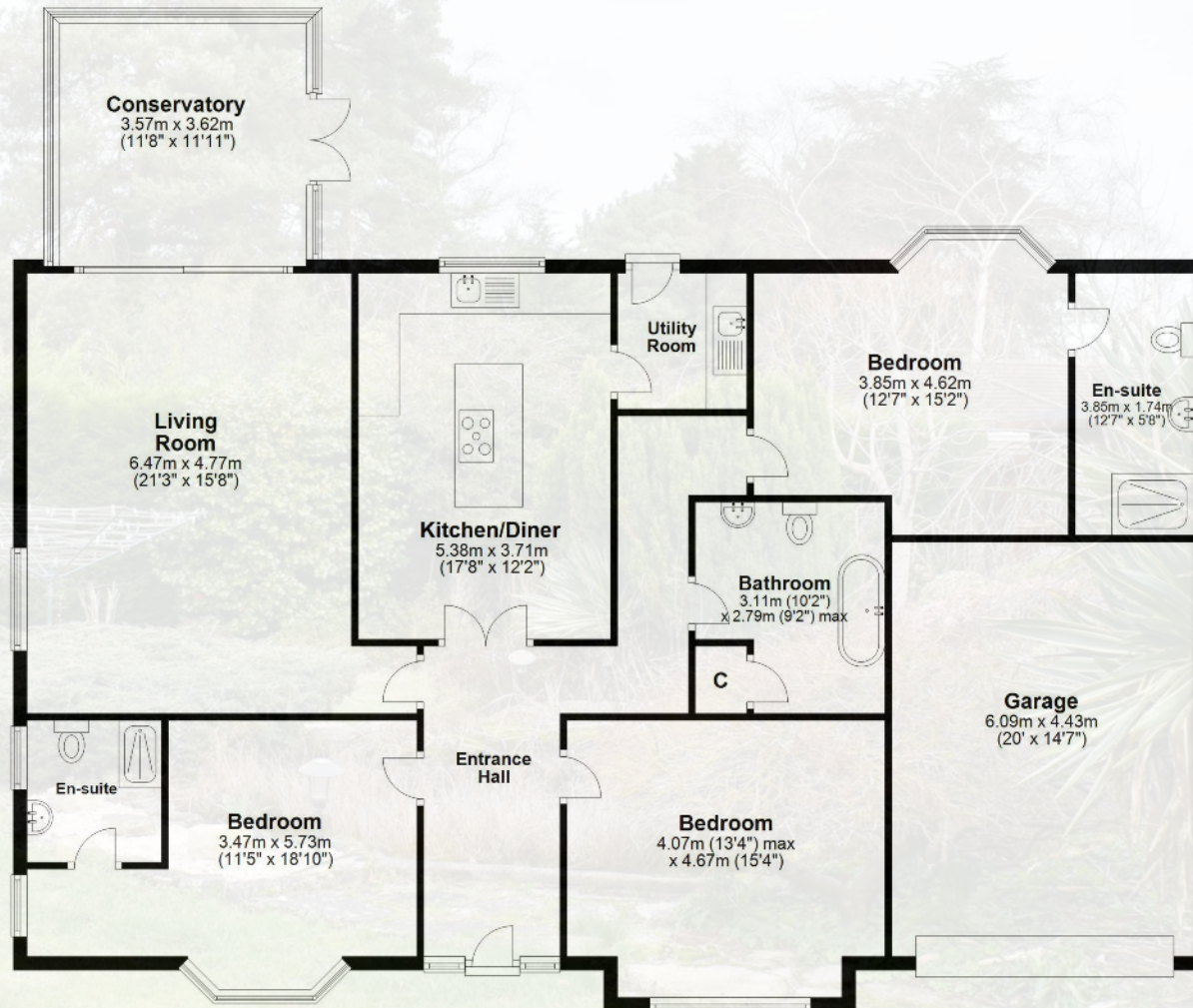
A very spacious and well-presented detached three-bedroom bungalow, located in a quiet position in the sought after area of St Leonards. The property enjoys a peaceful and tranquil setting and is surrounded by generous grounds and has an in and out drive and plenty of parking with private space for a caravan or boat.

- Spacious and well-presented kitchen/dining room with a range of base, wall and drawer units plenty of work space, featuring a large island and a range of integrated appliances, which include double oven and grill, dishwasher, fridge and separate freezer, separate utility room with additional sink and space for a washing machine
- Particularly expansive lounge with plenty of dining space and feature fireplace
- A delightful conservatory/sun lounge with French doors leading out to the rear garden
- A sumptuous principal bedroom, enjoying a lovely outlook to the garden through an attractive shuttered bay window, complete with plenty of wardrobe space and a contemporary ensuite shower room with walk in oversized shower
- Two further generous double bedrooms and a second modern and stylish ensuite shower
- A large and modern family bathroom with three piece suite
- A very spacious fully laminate flooring reception hall
- Integral garage

FLOOR PLAN

Ground Floor

Approx. 188.0 sq. metres (2023.2 sq. feet)



Total area: approx. 188.0 sq. metres (2023.2 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or misstatement. 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.
Plan produced using PlanUp.



Grounds & Gardens

- Outside, the property is approached by an in and out brick paviour driveway with attractive entrance pillars
- There is twin double gates leading into a side drive and further parking area most suitable for caravans or boats
- The rear gardens are generous with a sweeping and meandering lawn with a central, partly raised pond with a surrounding rockery garden. The gardens have partly Purbeck stone edged borders interspersed with various ground covering plants, heather and some perennial plants. Small trees and palm
- To the rear of the garden is a raised summer house and adjacent decking area
- To the rear of the property is a large terrace ideally suited for summer outside entertaining

Directions

Exit Ringwood via the A31 heading west and proceed for approx. 2 miles. At the Woolsbridge roundabout take the third exit onto Woolsbridge Road. After a short distance turn left onto Lions Lane and then take the next left onto Braeside Road. Take the first right hand turning into Oaks Drive and shortly after passing the turning for Brockwood, the property will be found on the right hand side.

Services

Energy Performance Rating: D

Tenure: Freehold

All mains services connected

Viewing

By prior appointment only with the selling agents Spencers of the New Forest.

Spencers of The New Forest would like to point out that all measurements set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in full for efficient working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.







Situation

Situated in St Leonards, this attractive home is just a short distance away from a local shop and the beautiful Moors Valley Country Park, located in neighbouring Ashley Heath, set in acres of natural heath and woodland incorporating a adventure playground, trail, and golf course and offering an idyllic setting for a range of outdoor pursuits such as cycling.

The market town of Ringwood is just a couple of miles away offering a comprehensive range of shops, cafes, restaurants and boutiques as well as two leisure centres.

For the commuter the A31 is easily accessible, providing links to; the A338 for Bournemouth and Christchurch (approx. 8 miles south), and to Salisbury (approx. 18 miles north); and the M27 for Southampton (approx. 18 miles east).

Local Area

Ringwood is positioned on the edge of the New Forest, yet is just a short drive from the coast. It is an increasingly popular destination for home hunters having undergone a re-identification; the old cattle market has been transformed into a stylish shopping quarter with names such as Aga, Hobbs, Joules, Waitrose and Waterstones.

The adjacent high street has retained its character, with a traditional weekly market and a selection of independent and high street shops, cafes and restaurants.

For the commuter, the cities of Salisbury and Southampton are easily reached via the A338 and the A31 and London is just an hour away via a train from Southampton Parkway.

The larger shopping towns of Bournemouth (10 miles south) and Southampton (20 miles east), both of which have airports that are easily accessible.



For more information or to arrange a viewing please contact us:

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