

Willow Nook

Parkers Close, Ringwood, Hampshire BH24 1SD

Guide Price £735,000

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## Property Summary

A modern detached four-bedroom home with a wonderfully private positioning close to highly sought after schools, open countryside and the shopping and leisure facilities of Ringwood. The property has undergone a program of significant improvement to include a stunning open plan living/dining and kitchen with bi-fold doors that open to a landscaped rear garden. There is an exacting level of finish throughout and with a flexible arrangement of rooms, we envisage this home being of great appeal to both family buyers and downsizers who are looking to acquire a spacious home that is presented in first-class order.



## Key Features

- Hallway with cloakroom
- Impressive kitchen/dining and living room
- Secondary reception room
- Principal bedroom with ensuite shower room
- Three further double bedrooms
- Contemporary family bathroom
- Garden room/independent workspace
- Landscaped gardens
- Generous off-street parking
- Private positioning



## About the Property

On entering the property there is a welcoming hallway which has a cloakroom and a glass balustrade staircase rising to the first floor. Double doors open from the hallway to an impressive kitchen/dining/living room. The contemporary kitchen has a range of units and appliances, and a well-positioned central island has seating for four and defines the kitchen area from the reception space perfectly. The living room has a feature media wall with an inset fireplace and side cabinetry storage and bi-fold doors open to the landscaped rear garden and entertaining terraces. There is a further separate reception room to the ground floor which has a bay window overlooking the front of the property.

The principal bedroom is located on the ground floor which allows for a degree of privacy from the other bedrooms. This room has a built-in wardrobes and a contemporary shower room. To the first floor, the landing has further storage and affords access to the remaining three bedrooms which are all comfortable doubles. These bedrooms are serviced by a modern family bathroom.

To the front of the property there is generous off-street parking for numerous vehicles and gated side access leads to the rear garden. The rear garden has been landscaped to provide two entertaining terraces with room for lounging, dining and a hot tub. Our clients have also introduced a large garden room with power, insulation and heating. The garden room is large enough to provide both a summer lounge and home office and it sits perfectly in the garden.

Tenure: Freehold

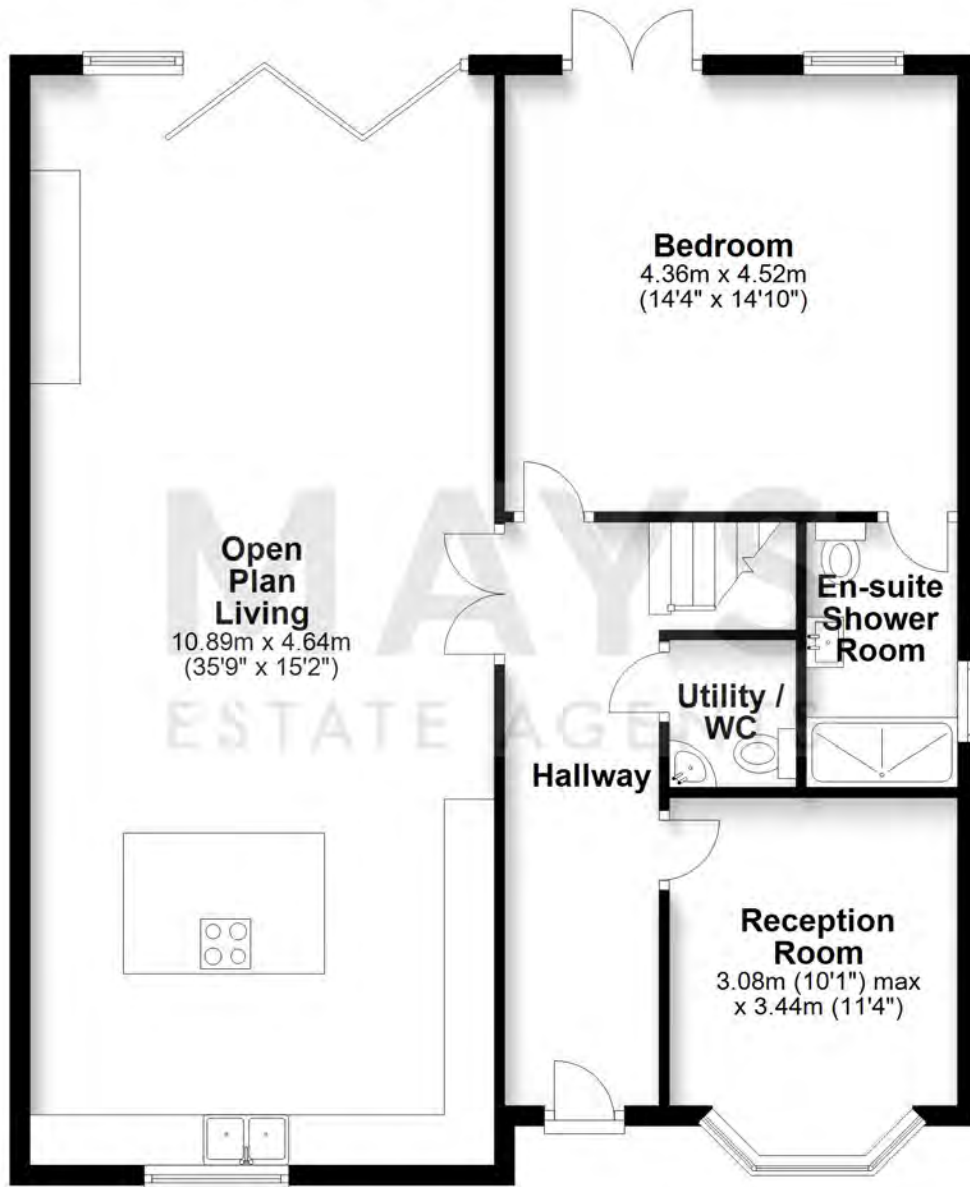
Council Tax Band: E

Local Authority: New Forest



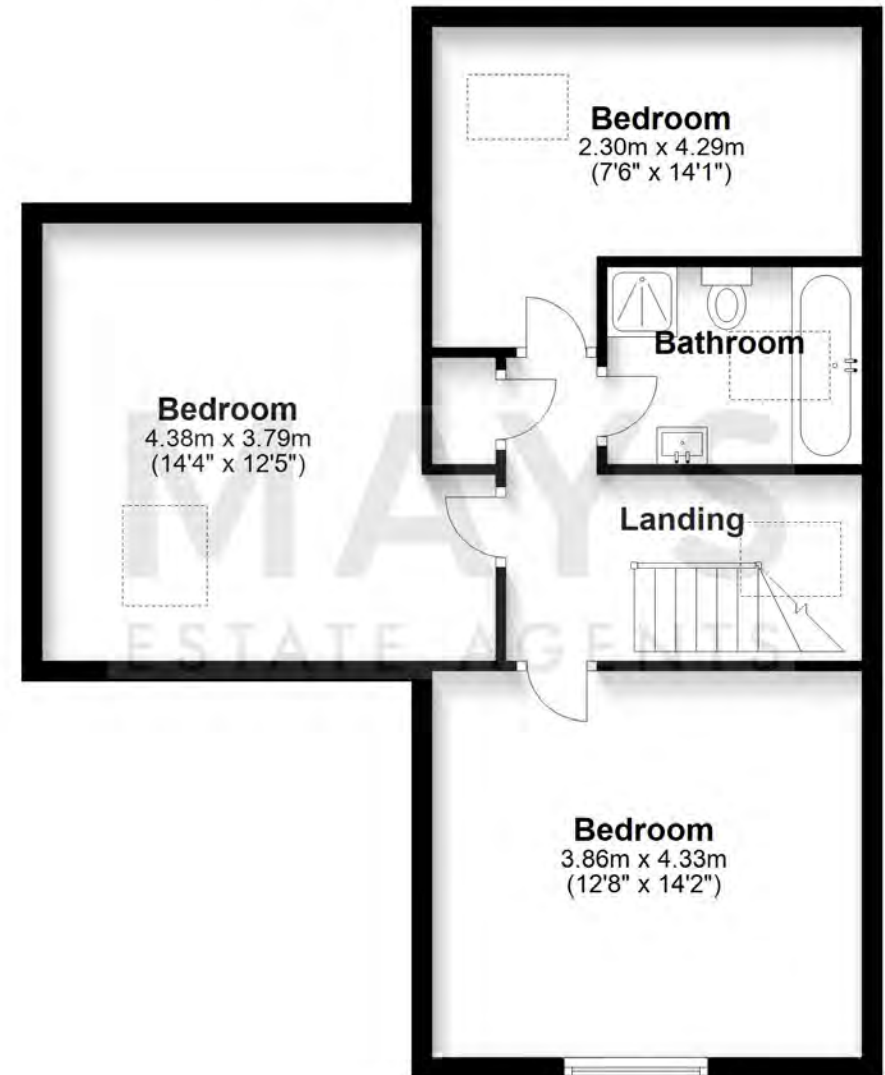
## Ground Floor

Approx. 98.4 sq. metres (1059.4 sq. feet)



## First Floor

Approx. 61.4 sq. metres (660.7 sq. feet)



Total area: approx. 159.8 sq. metres (1720.1 sq. feet)

Bournemouth Energy Floor Plans are provided for illustration/identification purposes only. Not drawn to scale, unless stated and accept no responsibility for any error, omission or mis-statement. Dimensions shown are to the nearest 7.5 cm / 3 inches. Total approx area shown on the plan may include any external terraces, balconies and other external areas. To find out more about Bournemouth Energy please visit [www.bournemouthenergy.co.uk](http://www.bournemouthenergy.co.uk) (Tel: 01202 556006)

Plan produced using PlanUp.



## About the Location

With direct access to the New Forest the property sits in an extremely convenient position. The Poulner district of the town is within walking distance of Ringwood High Street and is perfectly positioned to take advantage of the popular Ringwood Academy School and the local Poulner Infant and Junior schools. Ringwood is a bustling market town with an ever growing, affluent property market and is considered by many to be the heart of the New Forest National Park. Located on the western edge, at a crossing point of the River Avon, Ringwood's popularity continues to increase, thanks to its brilliant schools, pubs, restaurants and boutique shops. Its superb location means it is perfect for those commuting to London whilst offering residents the chance to live a short distance from the beautiful local beaches and coastline.

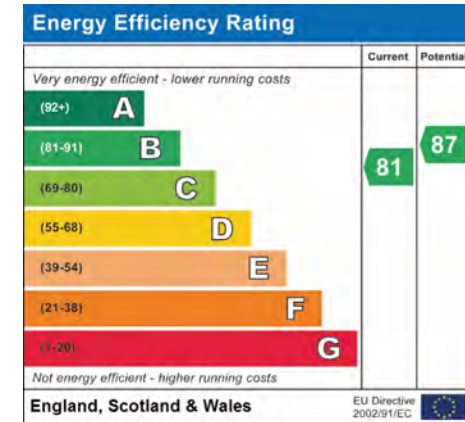
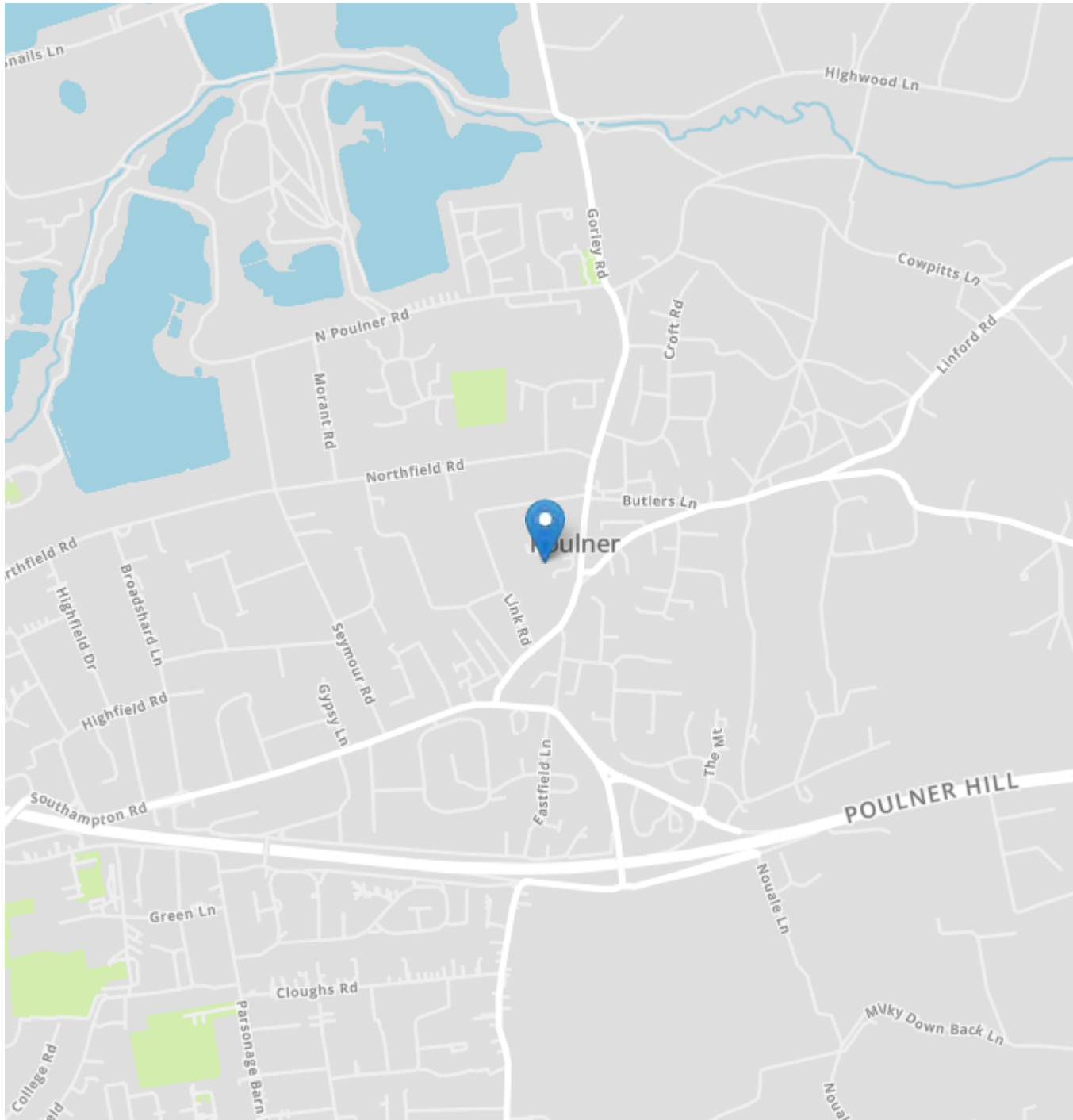


## About Mays

We understand that property is a people business, and pride ourselves on having a diverse and multi-talented team of property professionals.

We have been successfully selling clients homes for more than 30 years, and our wealth of local knowledge combined with our experience in both the London market and overseas property, means our team can handle anything that comes their way.

Our reputation is a result of the unsurpassed level of service we offer and importantly the results we achieve for our clients. Our ethos is to 'Bring People and Property Together', after all it's what we've been doing so well for so long.



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Mays and their clients give notice that:

1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Mays have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

**New Developments (where applicable)**

Plans and specification are subject to change during the course of construction. All measurements are approximate. The developers reserve the right to alter and amend the information given in these particulars as necessary. Nothing contained herein shall be, or shall be deemed to be, part of any contract. The approximate dimensions quoted indicate the maximum room sizes and are scaled from plans before construction has commenced. They are not intended to be used for carpet sizes, appliance spaces or items of furniture.

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