



 Dryden Close

Ashley Heath, Ringwood, BH24 2JB

SPENCERS





The Property

A well-presented four bedroom detached family home situated in a quiet cul-de-sac within the desirable residential area of Ashley Heath, enjoying pleasant views over a small copse. The property benefits from a private rear garden, detached double garage and driveway parking, all offered with no forward chain.

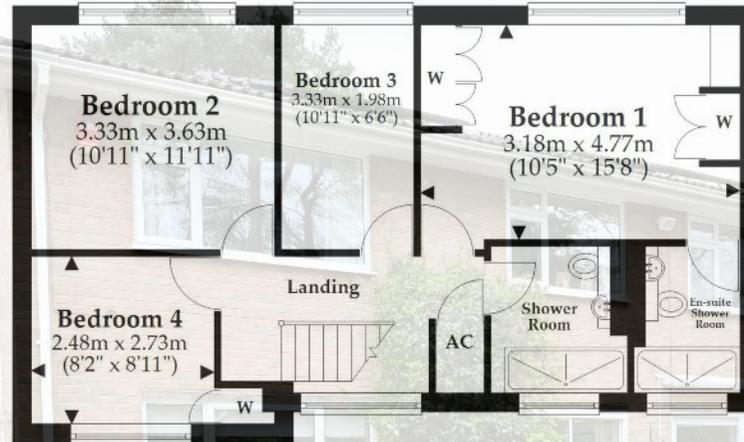
- A welcoming entrance hall provides access to a convenient ground floor cloakroom.
- The double-aspect living room is particularly light and spacious, featuring a fire surround and attractive views across the established rear gardens.
- A separate dining room enjoys direct access to the rear terrace through patio doors, creating an ideal space for entertaining.
- The kitchen is fitted with an excellent range of base, wall and drawer units and includes built-in appliances such as an electric oven with hob and extractor above, along with an integrated Bosch dishwasher. Additional features include a breakfast bar with under-lighting and wood effect flooring.
- A separate utility room provides further storage and appliance space for a washing machine.
- Upstairs, there are four well-proportioned bedrooms, all enjoying bright aspects over the surrounding gardens.
- The property also benefits from two stylish shower rooms, including an en-suite, both fitted with oversized shower cubicles.



FLOOR PLAN

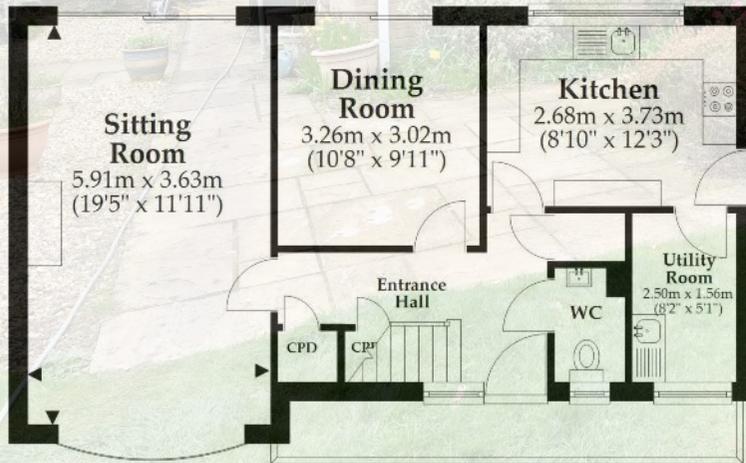
First Floor

Approx. 59.4 sq. metres (638.9 sq. feet)



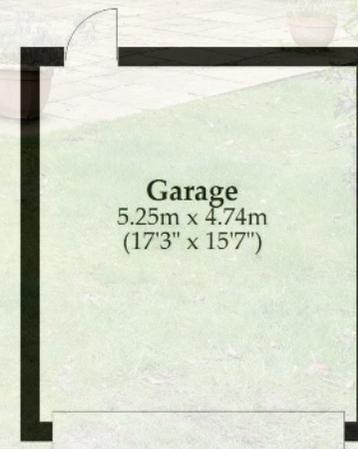
Ground Floor

Approx. 58.6 sq. metres (630.7 sq. feet)



Garage

Approx. 24.9 sq. metres (267.9 sq. feet)



Total area: approx. 142.8 sq. metres (1537.5 sq. feet)

This plan is not to scale and is for general guidance only. IJT Surveying Ltd Ringwood



Additional Information

- Tenure: Freehold
- Council Tax Band: F
- Energy Performance Rating: Current: Potential:
- Mains Connection to Electricity, Water and Drainage
- Gas Central Heating
- Superfast broadband with download speeds of up to 74 Mbps (Ofcom)
- Mobile Coverage: No known issues, please contact your provider for further clarity
- Trees are Protected by a Conservation Order
- Solar Panels

The Situation

The property is situated in a sought after road within Ashley Heath, close to the beautiful Ringwood Forest and Moors Valley Country Park and golf course, with acres of natural woodland ideal for walking, cycling and riding. The superb and well regarded St Ives Nursery and Primary School is within walking distance, and the local convenience shop and bus stop are located nearby. The popular market town of Ringwood is approximately 1.5 miles distant, offering an excellent variety of shopping facilities, boutiques, cafes and restaurants as well as two supermarkets and two leisure centres. For commuters the A338 provides easy access to the larger coastal towns of Bournemouth and Christchurch (approx. 8 miles South) and the easily accessible A31 links to Southampton (approx. 18 miles East), via the M27. There are international airports at both Bournemouth and Southampton.





Grounds and Gardens

The property is approached via a driveway providing off-road parking and access to the detached double garage. The front garden is mainly laid to lawn with an open outlook across the adjacent copse. The rear garden is a particularly attractive feature of the property, offering a good degree of privacy. It is mainly laid to lawn and interspersed with individual pine trees and established shrubs, with fenced boundaries. A large patio terrace adjoins the rear of the property, providing an excellent space for outdoor dining and relaxation. A garden shed is also included.

Directions

Exit Ringwood via the A31 heading west. Pass beneath the Ashley Heath roundabout and continue to the roundabout, where you should take the right-hand exit onto Woolsbridge Road. Follow Woolsbridge Road and take the third turning on the left into Lions Lane. Continue along Lions Lane and take the next right into Bushmead Drive. Then turn left into Shelley Close, where Dryden Close is located. The property can be found on the left-hand side.

Important Notice

Spencers 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 or 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.



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

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