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ESTATE AGENTS

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50 The Meadows, Lyndhurst, SO43 7EL

£515,000

- Modern detached house
- Newly fitted kitchen with integrated appliances and quartz worktops
- Three double bedrooms
- Dual aspect lounge/dining room
- Separate reception room/bedroom four
- Off road parking and single garage
- Summerhouse/home office
- Four piece bathroom suite
- Larger than average garden for locality
- Central Lyndhurst and quiet cul-de-sac location





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1



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A delightful detached house situated in a requested cul-du-sac within the village of Lyndhurst. This particular property benefits from a superb position and appointment set within a select enclave of homes offering a good degree of privacy.

Lyndhurst is the capital of The New Forest. The pretty High Street offers an eclectic range of boutiques, eateries and public houses with a local library, village hall and visitor centre, Lyndhurst also has a doctors and dentist practice and is a short stroll from the open Forest.



The ground floor accommodation is flexible, featuring a separate dining room that offers the additional option of serving as a downstairs bedroom. This room conveniently adjoins a separate toilet equipped with a wash hand basin.

At the heart of the home is a lovely dual aspect lounge dining room benefitting from an abundance of natural light. Adjoining this is the recently refitted Wren kitchen breakfast room, making this a wonderful open plan space for informal modern day living and entertaining. The kitchen benefits from integral appliances and a range cooker with five ring gas hob, double electric oven and stainless steel extractor fan above. The built in appliances include a fridge freezer, dishwasher and washer dryer. The cleverly designed kitchen boasts convenient carousel units that offer ample storage options. It is complemented by a Belfast sink, quartz worktops, and matching splashbacks.

The first floor has a spacious feel enhanced by the large landing window. From the landing there is access to three well proportioned double bedrooms and a four piece family bathroom. The loft offers good storage space.





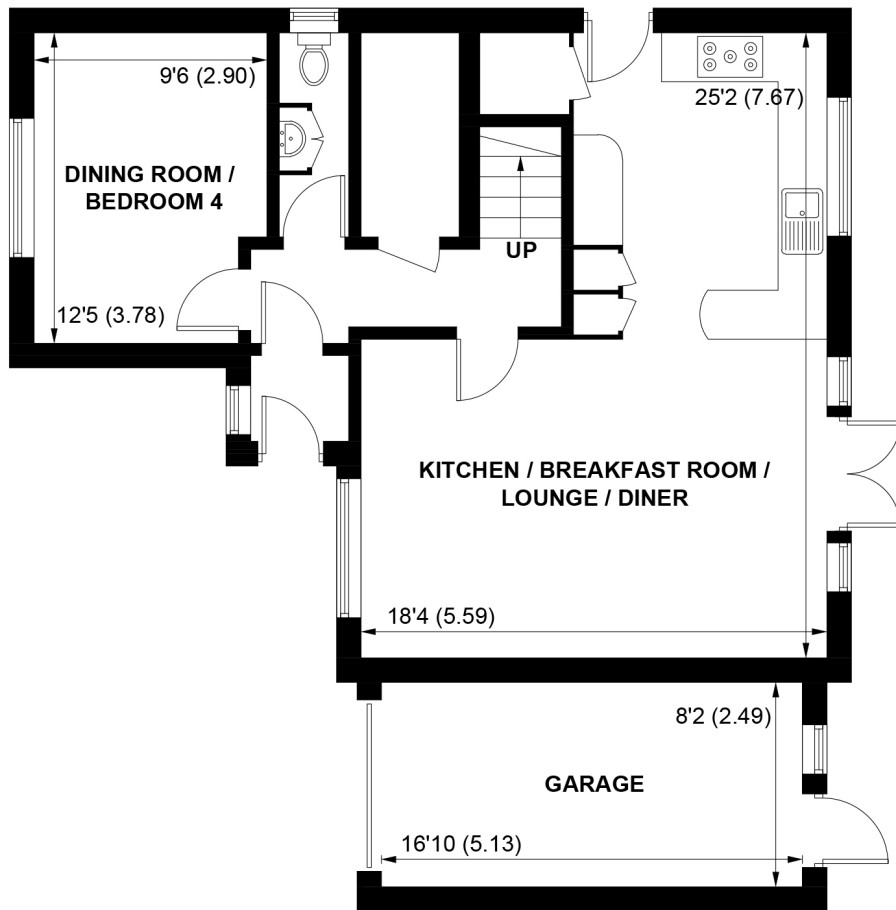


The property is set back from the quiet road and offers a good deal of seclusion and privacy for a centrally located village house.

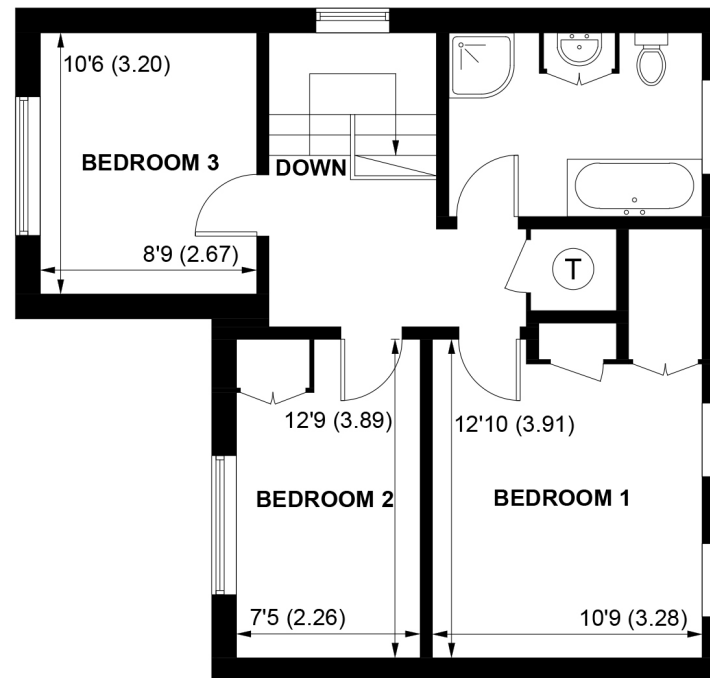
The front garden is laid to lawn with a driveway providing off road for a couple of vehicles and access to the single garage. A paved pathway provides access to the rear garden via a side pedestrian gate.

The rear garden, considerably larger than average for this location, is predominantly laid to lawn and fully enclosed. A spacious, sunny aspect patio area, perfect for outdoor entertaining, can be accessed through French doors from the main reception room. An additional patio area offers an ideal place for further garden seating and furniture. Within the garden is a two year old shed to remain and an incredibly useful summerhouse which could also be used as a home office.

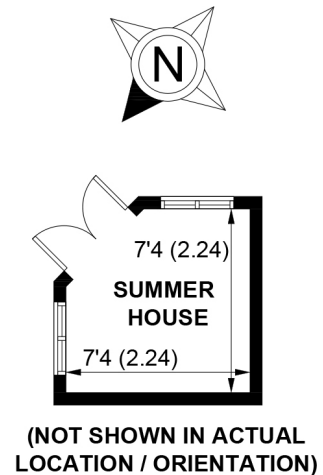




GROUND FLOOR



FIRST FLOOR



APPROXIMATE GROSS INTERNAL AREA = 1205 SQ FT / 112.0 SQ M

GARAGE = 140 SQ FT / 13.0 SQ M

SUMMER HOUSE = 49 SQ FT / 4.6 SQ M

TOTAL = 1394 SQ FT / 129.6 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2024 ©

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