



Anthony's
FOR SALE
01425 48 38 48



Hampton Drive

Ringwood, BH24 1SL

SPENCERS



The Property

This well presented four-bedroom, detached bungalow offers nearly 1,600 sq. ft. of spacious living and is located within a desirable part of Ringwood. The heart of the home is a large bespoke kitchen/family room, complemented by a generous lounge with a feature fireplace.

The master bedroom includes an ensuite and walk-in wardrobe, while bedroom two features full-height fitted wardrobes.

Bedroom four can also serve as a study. A modern family bathroom/shower room serves the additional bedrooms.

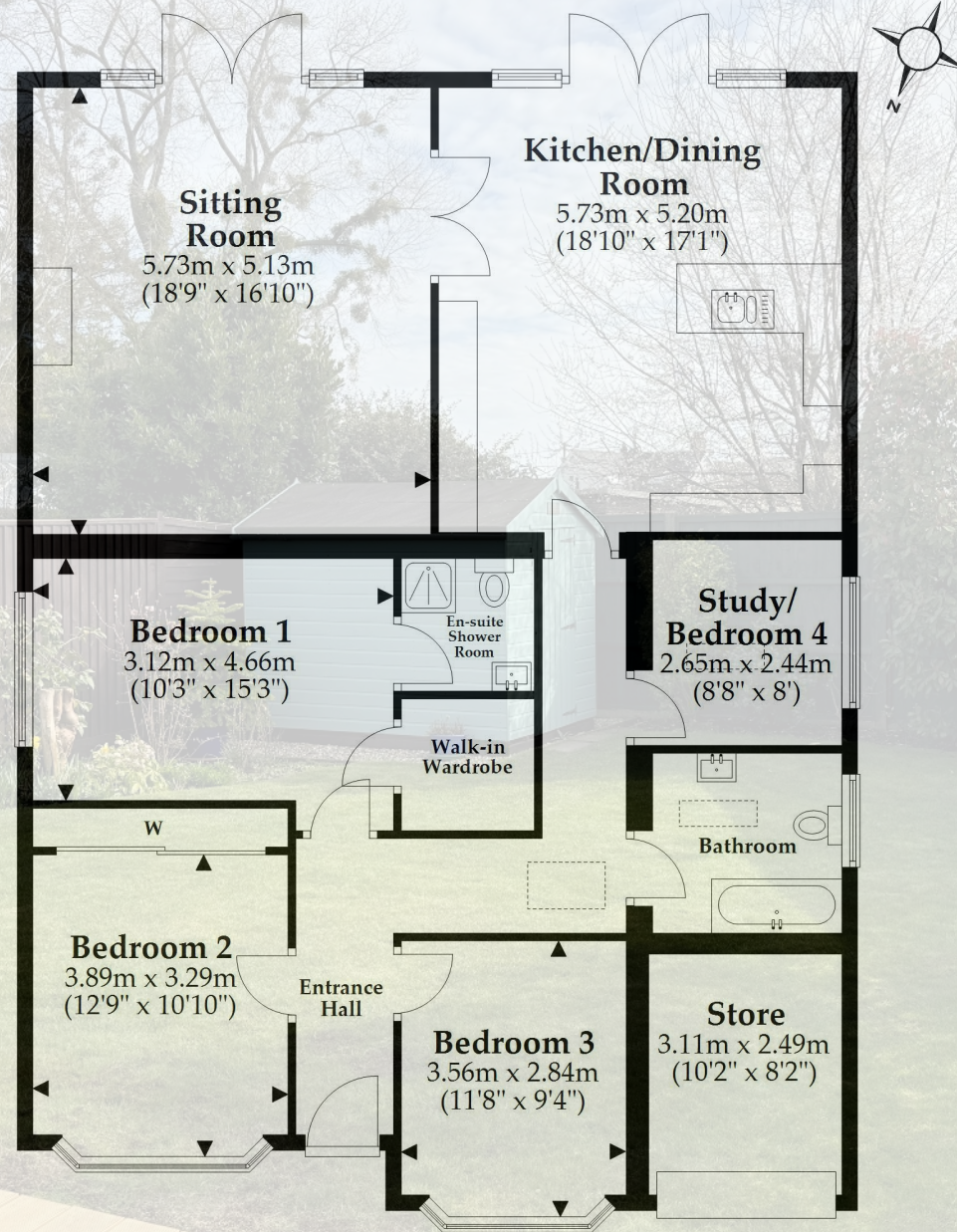
Outside, the private rear garden includes a large sun deck, with ample off-road parking, a workshop/storeroom and a garden shed.



FLOOR PLAN

Ground Floor

Approx. 145.6 sq. metres (1566.7 sq. feet)



Total area: approx. 145.6 sq. metres (1566.7 sq. feet)

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



Additional Information

- Tenure: Freehold
- Council Tax Band: E
- Energy Performance Rating: C Current: 75C Potential: 84B
- Property construction: Standard construction
- Mains gas, electric, water and drainage
- Superfast broadband with speeds of up to 80 Mbps is available at the property.

* Please note that these details have been prepared by a third party and Spencers of the New Forest cannot guarantee their accuracy





Ringwood Town Centre

The Situation

Ideally situated, the property is just a short walk from a variety of everyday amenities, including a convenience store, dentist, doctors' surgeries and Poulner Infant and Junior School. Despite its central location, it remains close to the breathtaking landscapes of the New Forest National Park, offering endless opportunities for walking, cycling and horse riding across thousands of acres of ancient woodland. The bustling market town of Ringwood is also nearby, providing a great selection of independent shops, boutiques, cafés and restaurants, along with two major supermarkets and well-equipped leisure centres.

Excellent road links via the A338 offer easy access to the coastal towns of Bournemouth and Christchurch (around 8 miles south), the cathedral city of Salisbury (approximately 18 miles north) and Southampton (about 18 miles east via the A31/M27). Both Bournemouth and Southampton also offer mainline train stations and international airports, making travel convenient in all directions.

Directions

From the central Ringwood roundabout, take the exit onto Southampton Road, signposted to Poulner. Proceed over the flyover and follow the road for approximately 1/2 mile and turn left into Seymour Road, continue prior to turning left into Hampton Drive where the bungalow will be located towards the end of the cul-de-sac on the left-hand side.

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.



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

42 High Street, Ringwood, Hampshire. BH24 1AG

T: 01425 462600 E: ringwood@spencersproperty.com

www.spencersproperty.com