



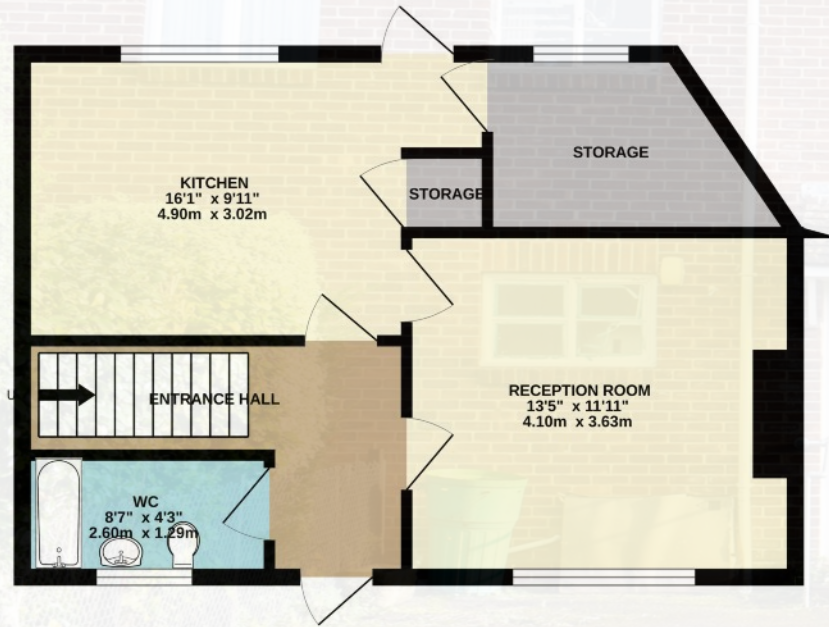
Wessex Estate

Ringwood, BH24 1XE

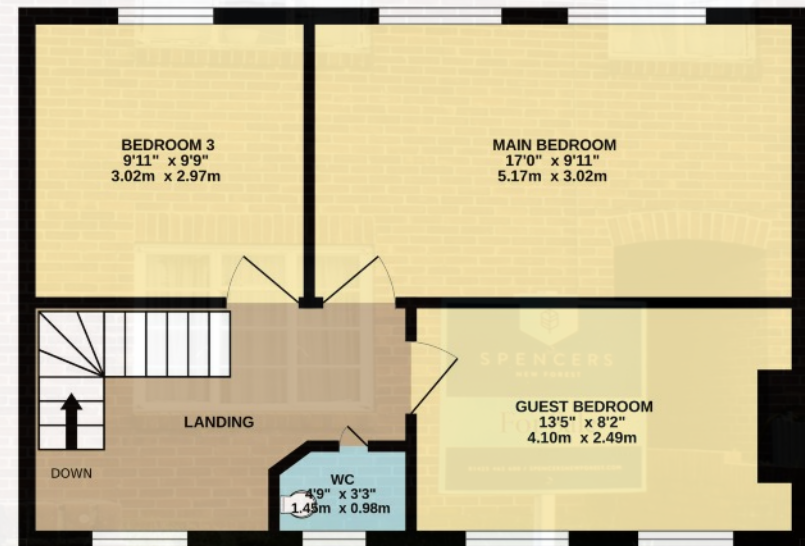
SPENCERS  
NEW FOREST

# FLOOR PLAN

## GROUND FLOOR



## 1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. 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.  
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## The Property

A vacant three-bedroom mid terraced house dating back to around 1940's which requires complete modernisation throughout. The property comprises an entrance hall, large kitchen/ breakfast room with walk in storage, living room, ground floor bathroom upstairs landing with cloakroom and three first floor bedrooms. Outside there is off road parking and the rear garden is laid to lawn with bushes and small trees. An excellent and rare opportunity for those seeking a project and the chance to purchase a house with plenty of potential!

- Entrance hall with stairs to first floor accommodation
- Ground floor bathroom with three piece suite
- Kitchen, with aspect to rear, several built in units with sink , walk in larder and door leading into walk in storage room.
- Living room to front aspect, fireplace
- Stairs to first floor landing cloakroom with WC
- Three bedrooms with built in cupboards
- Outside, front garden laid to lawn with off road parking and a brick wall forming the front boundary
- Rear gardens, laid to lawn with a brick built outbuilding

## The Situation

This property is conveniently located within walking distance of the town centre including doctors and dentists and all three Ringwood Schools, yet is just a short distance away from the beautiful New Forest offering thousands of acres of natural heath and woodland ideal for walking, cycling and riding. Ringwood town centre offers an excellent range of shops, boutiques, cafes and restaurants as well as two well-known supermarkets and two leisure centres. The easily accessible A338 provides links to the larger coastal towns of Bournemouth and Christchurch (approximately 8 miles south), the city of Salisbury (approximately 18 miles north), and Southampton (approximately 18 miles east via the A31/M27). There are railway stations and International airports at both Bournemouth and Southampton.

## Directions

Exit the main roundabout onto the Southampton road continue over the flyover staying on the same road, after some distance you will see a right hand turn into Wessex road, turn right here and then shortly you will turn left into Wessex estate, continue along this road and you will come to the property in front of you.



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

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