



42 Walnut Close

Braishfield, Romsey, SO51 0EQ

SPENCERS
ROMSEY





A stunning, double fronted five bedroom residence forming part of an exclusive development on the edge of Romsey.

Ground Floor

Reception Hall, Sitting Room, Kitchen/Dining Room, Study, Utility Room, Cloakroom

First Floor

Three Bedrooms, Two Bathrooms, One En-suite Bathroom

Second Floor

Two Bedrooms, One Bathroom

Outside

Driveway, Single Garage, Landscaped Grounds



Guide Price £775,000



FLOOR PLAN

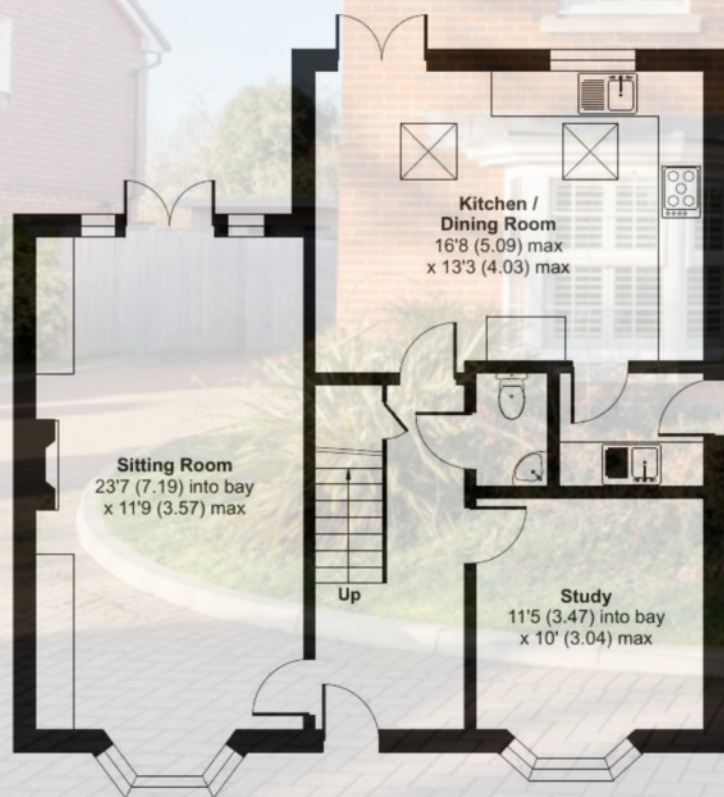
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Approximate Area = 1883 sq ft / 174.9 sq m

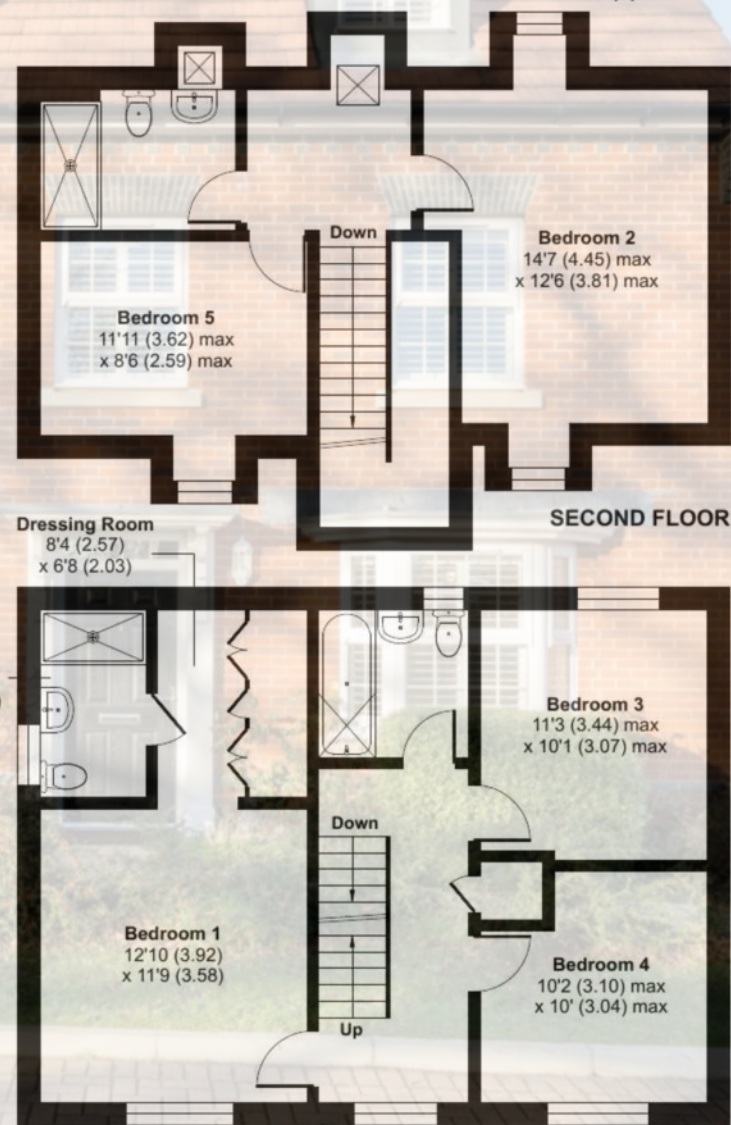
Garage = 194 sq ft / 18 sq m

Total = 2077 sq ft / 192.9 sq m

For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Spencers of the New Forest Ltd. REF: 1394860



The Property

Set within an exclusive collection of bespoke homes close to Romsey town centre, this beautifully designed, family residence is finished to the highest standards throughout, with accommodation extending to in excess of 1,800 square feet. Offered to the market with NO FORWARD CHAIN, the property is perfectly placed in the cul-de-sac, looking out onto a green with a magnificent oak tree.

The ground floor offers versatile living spaces designed in keeping with a modern-day family lifestyle. A central entrance hallway links to the dining room to one side and a superb sitting room to the other. Both rooms benefit from bay windows overlooking the front garden, while the sitting room also offers double doors opening to the rear terrace and garden. At the heart of the home is the spacious, open-plan kitchen/family/breakfast family room, fitted with a contemporary kitchen featuring integrated appliances, soft-close cupboards, and polished stone worktops. Adjacent to the kitchen is a useful utility room with direct access to the driveway. A cloakroom completes the ground floor layout.

On the first floor, three generously sized bedrooms are arranged off a central landing. The impressive principal bedroom benefits from built-in wardrobes and a stylish en suite shower room. The remaining two double bedrooms on this level are served by a well-appointed family bathroom.

The top floor provides families with the option of a spacious principal suite with an en-suite bathroom and separate dressing room, or alternatively could be arranged as two further double bedrooms.





Outside

To the front of the property is a small area of lawn garden with a stone path flanked by shrub borders.

A brick paved driveway to the side provides off-road parking for at least two vehicles with a wall installed EV charger and access to a large single garage featuring an up-and-over door, power and lighting, and a personal door leading into the garden.

To the rear, the delightful garden enjoys a high degree of privacy and is not overlooked. It is enclosed by a combination of brick walling and close-board fencing. Predominantly laid to lawn with established borders, the garden also benefits from a sandstone-paved terrace with a pergola, partly covered by climbing wisteria, roses, and vine plants. This creates an ideal space for al fresco dining and entertaining, enhanced by decorative external lighting and four covered power sockets. There are two fruiting mini pear trees and a cherry tree with a small garden shed behind the garage.



Location

Located on the outskirts of Romsey, the outstanding Hillier Gardens are nearby and there is a well-stocked convenience store with cafes and take away restaurants all within walking distance, as are the playing fields and playgrounds of the King's Chase and Abbotswood developments.

A broader range of amenities can be found in the thriving centre of Romsey, which offers an extensive selection of shops, restaurants, a theatre, cinema, and sports centre. The town is served by a mainline railway station, and the area benefits from excellent transport links, with the A303, A34, M3, and M27 all within easy reach. Romsey and the surrounding villages are well known for their strong provision of good primary, and secondary schools, as well as a wide range of family-friendly events held throughout the year.



Additional Information

Tenure: Freehold

EPC: B Current: 85 Potential: 93

Council Tax Band: F

Local Authority: Test Valley

Services: All mains services connected

Drainage: Mains

Heating: Gas Central Heating

Ultrafast broadband available at the property (Ofcom)

Mobile signal/coverage: No known issues, buyer to check with their provider

Annual Maintenance Charge: £451.20

Electric Vehicle (EV) charging point : Installed at the property

Built in 2020 by David Wilson Homes with NHBC ten-year warranty until 2030



Important Information

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 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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