







The Funzin

The Chase • Ringwood



An impressive 3,000 sq ft detached house located within an exclusive residential area just outside the glorious market town of Ringwood.

This beautifully presented home offers versatile living spaces, including a spacious living room, a formal dining room, a dedicated study and a superb games room. With four bedrooms and three bathrooms, it provides flexible accommodation ideal for modern family life.

Set within a large, secluded and private plot, the property also boasts stunning gardens and generous outdoor space, all nestled in a lovely sylvan setting.



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The Property

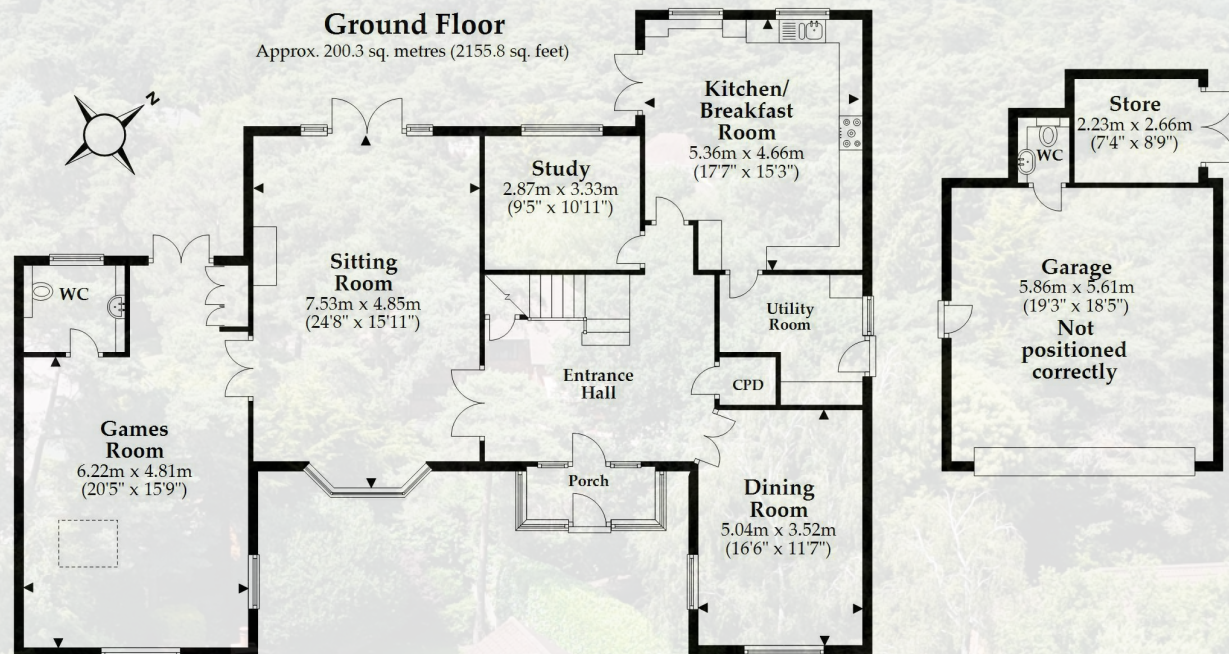
- A welcoming entrance vestibule leads into a bright and spacious entrance hall, with an impressive contemporary oak and glass panel staircase leading to first floor accommodation.
- The living room has a pleasant double aspect and features an Adam style fire surround with an open hearth.
- To the front of property, the separate formal dining room features polished timber flooring and a bright double aspect.
- A modern and stylish fitted kitchen with an excellent range of base, wall and drawer units complimented with Quartz worktops.
- Built in Neff and AEG built in appliances include an induction hob, double oven, microwave, fridge/freezer, dishwasher and a pantry cupboard. The kitchen is complemented by attractive porcelain tiled flooring and LED lighting.
- A separate utility room offers additional storage and has space for an American style fridge/freezer.
- There is also a study with views over the rear garden.
- An additional reception room is currently used as a superb games room and benefits from its own WC. This room also has doors that open directly on to the rear garden.
- Upstairs, a spacious part galleried landing provides access to four first floor bedrooms. Three of these bedrooms benefit from built in bedroom furniture.
- The impressive principle bedroom suite features a modern and stylish bathroom and a good range of built in wardrobes.
- Bedroom two has a double aspect and features an ensuite shower room.
- A contemporary three piece family bathroom serves the two other bedrooms.







FLOOR PLAN



Total area: approx. 317.0 sq. metres (3412.3 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: G
- Mains Connection to Electricity and Water
- Gas Central Heating
- Private Drainage (Septic Tank)
- Energy Performance Rating: C Current: 72C Potential: 78C
- Standard broadband speed of up to 27 Mbps (Ofcom)

The Situation

The hamlet of Ashley is situated on the approach to Avon Castle, an area set in the Avon Valley bordering Ringwood. The historic market town of Ringwood is conveniently located just over a mile away and the beautiful Ringwood Forest, which incorporates Moors Valley Country Park and golf course, is approximately 1.5 miles distant and the stunning New Forest is just a short drive away, both providing acres of heath and woodland for a wide range of outdoor pursuits including walking, cycling and horse riding. For the commuter the nearby A31 provides links to Bournemouth and Christchurch (approx. 8 miles south via the A338) and Southampton (approx. 18 miles via the M27). The M27 and M3 will take you directly to London, approximately 2 hours distant.







Grounds and Gardens

The property is approached via a sweeping paviour driveway that leads onto a generous parking forecourt and a detached double garage. The gardens are a particular lovely feature of this desirable home, thoughtfully designed in a parkland style. The majority of the grounds are laid to manicured lawns and mature hedging along the boundaries, creating privacy and shelter. Attractive raised flower and shrub beds, with an abundance of ground covering perennials add seasonal colour. A large stone terrace adjoins the rear of the property, providing a superb outside entertaining space. A stone path and pergola leads along one side of the gardens to a wooded area at the bottom of these attractive and well kept gardens.

Directions

Exit Ringwood along the A31 heading west and immediately after the Petrol Station, take the exit signposted to Verwood/Matchams. After a short distance turn left into Hurn Lane and continue for approximately $\frac{3}{4}$ mile and you will come to a sharp bend. Turn off on your left into The Chase, continue along this lane and you will come to the property on your right 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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