



**HEARNES**  
WHERE SERVICE COUNTS

# Ringwood, Hampshire, BH24 1ED

## FREEHOLD

A lovely private courtyard style garden, 1-2 parking spaces and a very sought after town centre location, are just a few features of this beautifully appointed new build cottage that sits within a select development of just three similar homes.

This charming property has been thoughtfully planned and sympathetically built to blend in with the many character homes that surround it. From the aluminium gutters and downpipes to the ornate brickwork over the doors and lintels.

On entering the property you are met by a bright and spacious open kitchen/living space. This flexible dual aspect room has been designed to make the very best use of the space on offer with casement doors that flow out into the garden and a well fitted high quality kitchen. The kitchen is fitted in a range of shaker style units and contrasting quartz worktops. There is a Neff built-in oven and matching hob in addition to an integrated fridge/freezer and dishwasher. The remainder of the ground floor comprises a cloakroom/wc and underfloor heating.

The first floor lies host to two double bedrooms served by a sleek contemporary style bathroom with cool grey metro tiled splashbacks.

Outside is a delightful enclosed courtyard garden perfect for entertaining. There is allocated parking for Meadowsweet Cottage with the option of creating an extra space directly in front of the property.

**COUNCIL TAX BAND: tbc**

**ENERGY PERFORMANCE RATING: tbc**

AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearn's Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.



Note; Measurements were not taken by LJT Surveying and we cannot guarantee their accuracy.

## Ground Floor

Approx. 30.8 sq. metres (331.8 sq. feet)



## First Floor

Approx. 30.4 sq. metres (326.9 sq. feet)



Total area: approx. 61.2 sq. metres (658.7 sq. feet)

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



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