



PETTENGELLS
ESTATE AGENTS

1 The Hedges, Ashley, New Milton, Hampshire, BH25 5GP
Asking Price £445,000

1 The Hedges, Ashley, New Milton, Hampshire,
BH25 5GP

- Well presented bungalow
- Three Bedrooms
- Living Room
- High spec' 18' Kitchen/Dining Room
- Bathroom
- Shower Room
- Drive and Garage
- Garden
- Viewing Advised
- Tucked away location





MOST IMPRESSIVE AND DECEPTIVELY SPACIOUS SEMI-DETACHED THREE BEDROOM BUNGALOW

Accommodation: The entrance hall leads into the living room which overlooks the rear garden and this also leads into the impressive kitchen/dining room. There are three bedrooms with even bedroom three being well proportioned. Bedroom one has an ensuite plus there is a main bathroom.

Outside: The bungalow is approached via a shared driveway and to the front is an area of garden with adjoining off road parking and leads to the garage (17'10" x 9'11") with power supplied and pitched roof. The rear garden enjoys a sunny aspect and comprises a lawned area plus an impressive large patio.

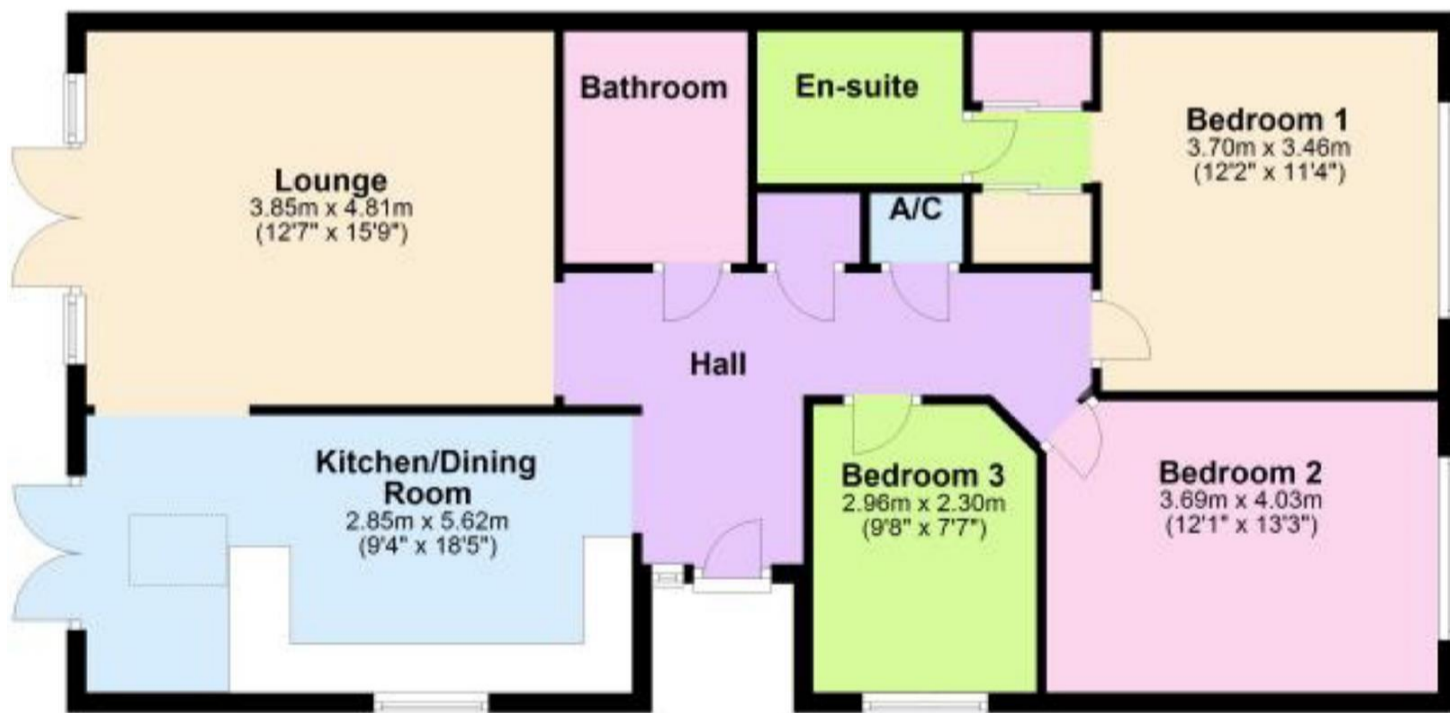
COUNCIL TAX BAND: D, EPC RATING: C, Tenure: Freehold

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21 Old Milton Road, Hampshire, BH25 6DQ | 01425 629100 | newmilton@pettengells.co.uk | www.pettengells.co.uk

Floor Plan

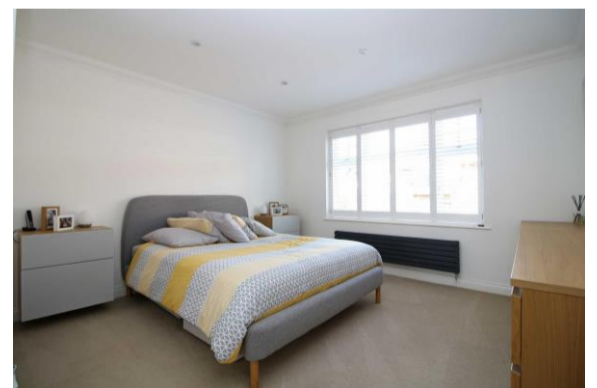
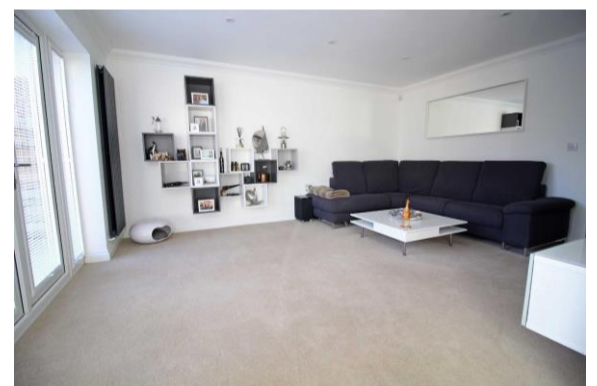
Approx. 92.0 sq. metres (990.3 sq. feet)



'Whilst every attempt has been made to ensure the accuracy of this floor plan, the 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.'
Plan produced using PlanUp.

1 The Hedges, Yew Lane, New Milton

IMPORTANT: There may be omissions in these sales particulars and they do not constitute part of a contract. Floor plans are for representational purposes only and may not be to scale. All measurements including floor area (which may or may not include garage and/or conservatory) are approximate and should not be relied upon. We make no assertion that the property is in good condition or otherwise, nor that any services, appliances or systems are in good working order. Items depicted in photos may not be included. Any reference to tenure has been supplied by the seller and is given in good faith, similarly please check council tax banding and maintenance/ground rent figures as these can change. Potential viewers and purchasers should investigate and/or verify all relevant points and if appropriate, commission experts to report before proceeding.



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