



**PETTENGELLS**  
ESTATE AGENTS

1 Seaway, Barton On Sea, New Milton, Hampshire, BH25 5PL  
**Asking Price £400,000**

1 Seaway, Barton On Sea, New Milton,  
Hampshire, BH25 5PL

- Impressive freehold bungalow
- Garage with power
- Gardens
- Superb kitchen
- Lovely living room
- Two Double bedrooms
- Ensuite
- Bathroom
- Bus stop nearby
- Lovely walks nearby







IMPRESSIVE BUNGALOW BETWIXT NEW MILTON TOWN AND BARTON SEA FRONT.

Accommodation: The entrance hall leads into the lovely living room which overlooks the rear garden. The bungalow has been extended to encompass a superb large kitchen/dining room which also overlooks the rear garden, with integrated appliance comprising a dishwasher, washing machine, oven, hob and hood, as well as a free standing fridge freezer which is also included. Bedroom one has the great benefit of an ensuite shower room, there is then a second bedroom with fitted wardrobes, and a main bathroom.

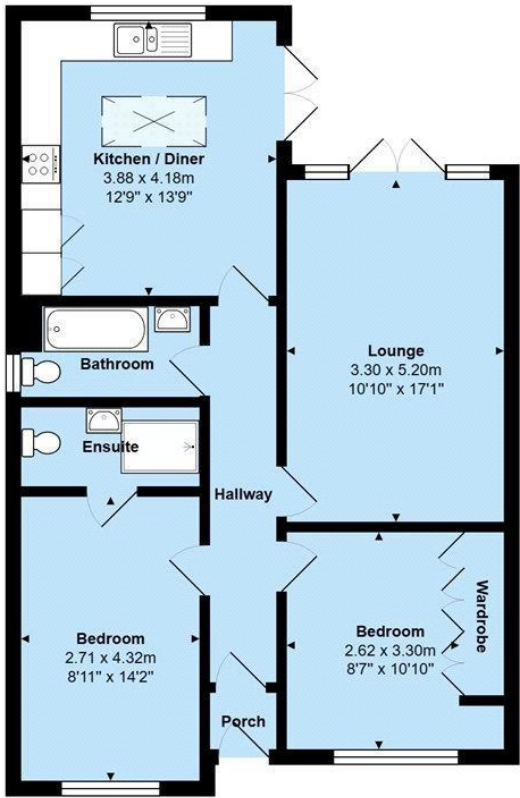
Outside: There is a garage (with power) next to the bungalow, there are communal areas and there is £500 annual charge towards their upkeep. The bungalow has an area of 'low maintenance' front garden which current has no lawn. Similarly the rear garden is paved, there is also a summer house with power and a pleasant backdrop behind of shrubs and trees. Outside tap.

EPC: C, Council tax band: C, Tenure: freehold

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



Total Area: 74.3 m² ... 799 ft²  
All measurements are approximate and for display purposes only

VERY IMPORTANT, PLEASE READ: 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. Maintenance/ground rent figures have been supplied by the seller. Maintenance tends to go up every year and there can be extra charges. Ground rent tends to increase periodically. We will endeavour to mention if a property is not of standard construction but we are not always able to establish this. The flood risk is deemed as 'very low' unless stated otherwise. We are not aware of issues affecting the structural integrity of the property or whether there is any asbestos present (including outbuildings). Most properties have restrictive covenants. Please ask us if you would like sight of these prior to offering. Alternatively your solicitor will advise on these during conveyancing. There is general coastal erosion on the Barton coastline. We are not aware of any current planning permissions close to the property that may cause concern but this could be looked into. Potential viewers and purchasers should investigate and/or verify all relevant points and if appropriate, commission experts including surveyor to report before proceeding, and we will assist whenever possible.



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