



PETTENGELLS
ESTATE AGENTS

24 Pegasus Avenue, Hordle, Hampshire, SO41 0HN
Asking Price £550,000

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- Deceptively spacious bungalow
- Village location
- Pleasant gardens
- Driveway and garage
- Four bedrooms
- Living room
- Dining room with vaulted ceilings
- Kitchen
- Two bathrooms
- Chain free sale





IMPRESSIVE AND SPACIOUS BUNGALOW IN PLEASANT VILLAGE LOCATION, OFFERED CHAIN FREE.

Accommodation: There is a porch leading to the entrance hall where there is also a cupboard housing the modern gas boiler for the central heating. There is an impressive living room with log burner and this leads into a superb dining/family room overlooking the garden, with feature vaulted ceiling. There is a lovely kitchen/breakfast room with aspects to the front and rear. There are four bedrooms, the two main bedrooms both have ensuite shower rooms, and there are then two smaller single bedrooms, although one of these is currently being used as a study and has a fitted desk with integrated fold down single bed. There is a family bathroom to compliment the two ensuites.

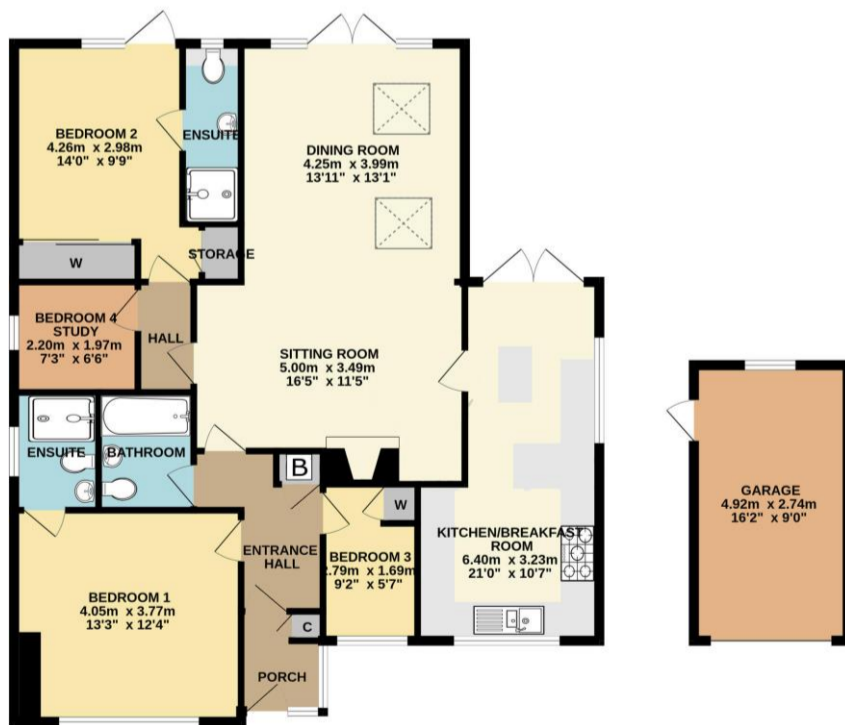
Outside: To the front is a pleasant area of garden with lawn and borders, the paved driveway gives lots of off road parking along the side of the bungalow leading to a detached single garage. The rear garden is a lovely feature with lawned areas and a great variety of trees including fruit trees. There is also a water feature, summer house/work shop and green house. There are solar panels (owned) which reduce the electric bill.

EPC: C, Council tax band: D, Tenure: Freehold

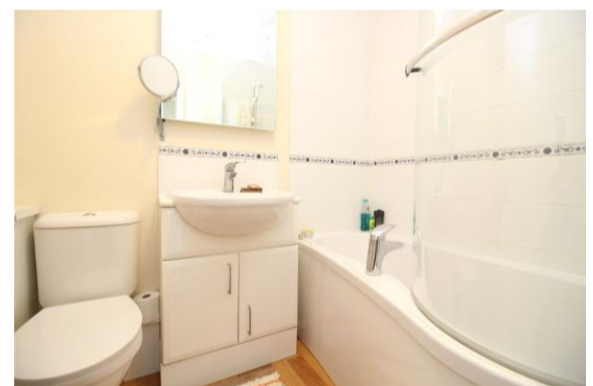
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21 Old Milton Road, Hampshire, BH25 6DQ | 01425 629100 | newmilton@pettengells.co.uk | www.pettengells.co.uk

GROUND FLOOR
120.5 sq.m. (1297 sq.ft.) approx.



TOTAL FLOOR AREA: 120.5 sq.m. (1297 sq.ft.) approx.
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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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