



**PETTENGELLS**  
ESTATE AGENTS

11 Burley Close, Barton On Sea, New Milton, Hampshire, BH25 7SX  
**Offers Over £450,000**

## 11 Burley Close, Barton On Sea, New Milton, Hampshire, BH25 7SX

- Three bedroom detached house
- Three reception rooms
- Ensuite shower room to main bedroom
- Family bathroom
- Driveway and garage with electric door
- Low maintenance garden
- Gas central heating and double glazed
- Popular location
- Downstairs cloakroom
- Kitchen







THREE BEDROOM DETACHED HOUSE IN POPULAR LOCATION IN BARTON ON THE SEA OFFERED 'CHAIN FREE'.

Accommodation: Front door opens into the hallway with door to the ground floor cloakroom/WC. Door into the living room which has an archway into the dining room and in turn into the conservatory overlooking the low maintenance rear garden. From the dining room a door leads into the kitchen which also opens onto the rear garden. On the first floor there are three bedrooms with the master bedroom having en suite shower room and a main bathroom to compliment.

Outside: To the front there is parking for multiple vehicles in turn leading to the garage with electric door. The garden rear has been paved for ease of maintenance. Lawn to front and side.

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

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

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