

PETTENGELLS
ESTATE AGENTS

43 Brownsea Close, New Milton, Hampshire, BH25 5UG
Asking Price £279,950

43 Brownsea Close, New Milton, Hampshire, BH25 5UG

- Two bedroom end of terrace house
- Freehold
- Garage
- Garden
- Well presented home
- Kitchen overlooking garden
- Living room
- Bathroom with window
- Double glazing
- Gas central heating













A beautifully presented and modernised two-bedroom end terrace home, situated in a quiet cul-de-sac location in the sought-after area of Brownsea Close, New Milton.

This attractive freehold property offers bright and well-planned accommodation throughout, ideal for first-time buyers, downsizers or investors. The ground floor features a welcoming sitting room and a stylish kitchen/dining room overlooking and opening onto the private rear garden. Upstairs are two well-proportioned bedrooms and a family bathroom.

Outside, the property benefits from front, side and rear gardens, along with an attached garage with direct garden access.

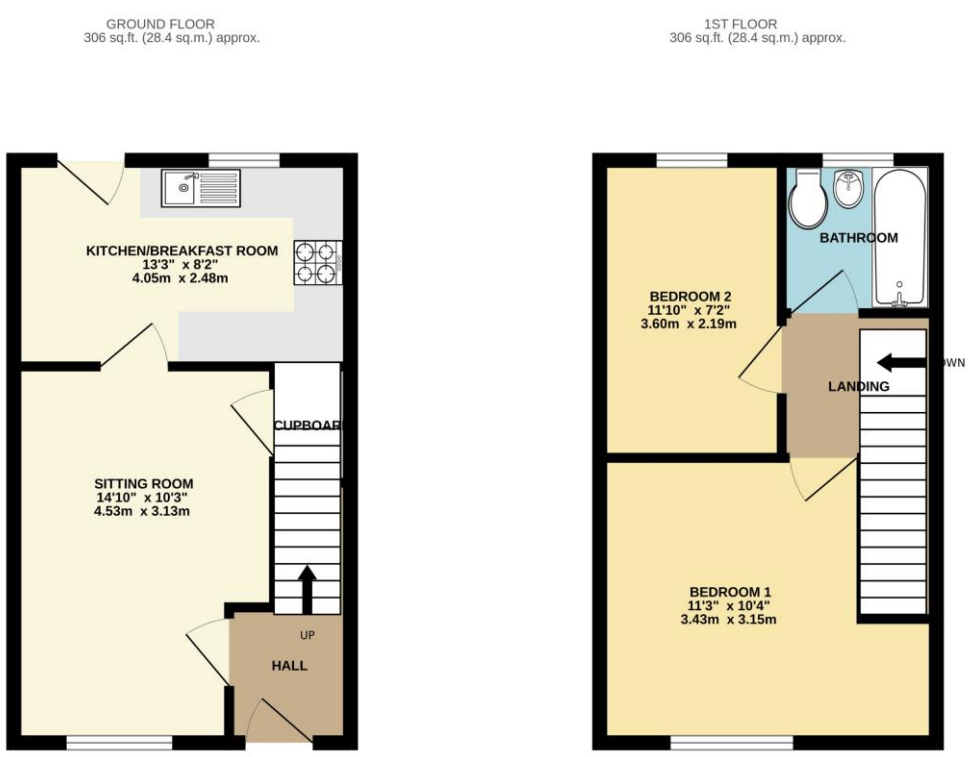
Benefits include:
- Recently fitted windows and doors (under 2 years old)
- New carpet
- Modernised throughout
- Garage and parking (not allocated)
- Private rear garden with patio area
- Gas central heating
- Double glazing
- EPC Rating C
- Freehold

Conveniently located close to local amenities and transport links, this superb home is ready to move straight into.

Council tax band: C

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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. 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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