

PETTENGELLS
ESTATE AGENTS

106 Buckingham Walk, New Milton, Hampshire, BH25 5UB
Asking Price £299,000

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- Three bedroom mid terrace house
- Nice location on estate opposite open green
- Impressive kitchen
- Living room overlooking rear garden
- Gardens
- Chain free sale
- First floor bathroom
- Downstairs cloakroom
- Two allocated parking spaces













WE ARE PLEASED TO OFFER 'CHAIN FREE', THIS APPEALING THREE BEDROOM MID TERRACE HOUSE ON THE FRINGES OF NEW MILTON.

Accommodation: There is an entrance hall with useful downstairs cloakroom. Most impressive kitchen/dining room. There is then the living room overlooking the rear garden. Upstairs the landing opens to three bedrooms, one double and two singles, as well as the bathroom.

Outside: There are gardens to front and the rear and this house has a benefit of two allocated parking spaces

EPC: C, Council tax band: B, Tenure: Freehold, approx floor area: 710 sq ft

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

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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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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