

Bank, Lyndhurst, Hampshire

Offers in excess of: £650,000

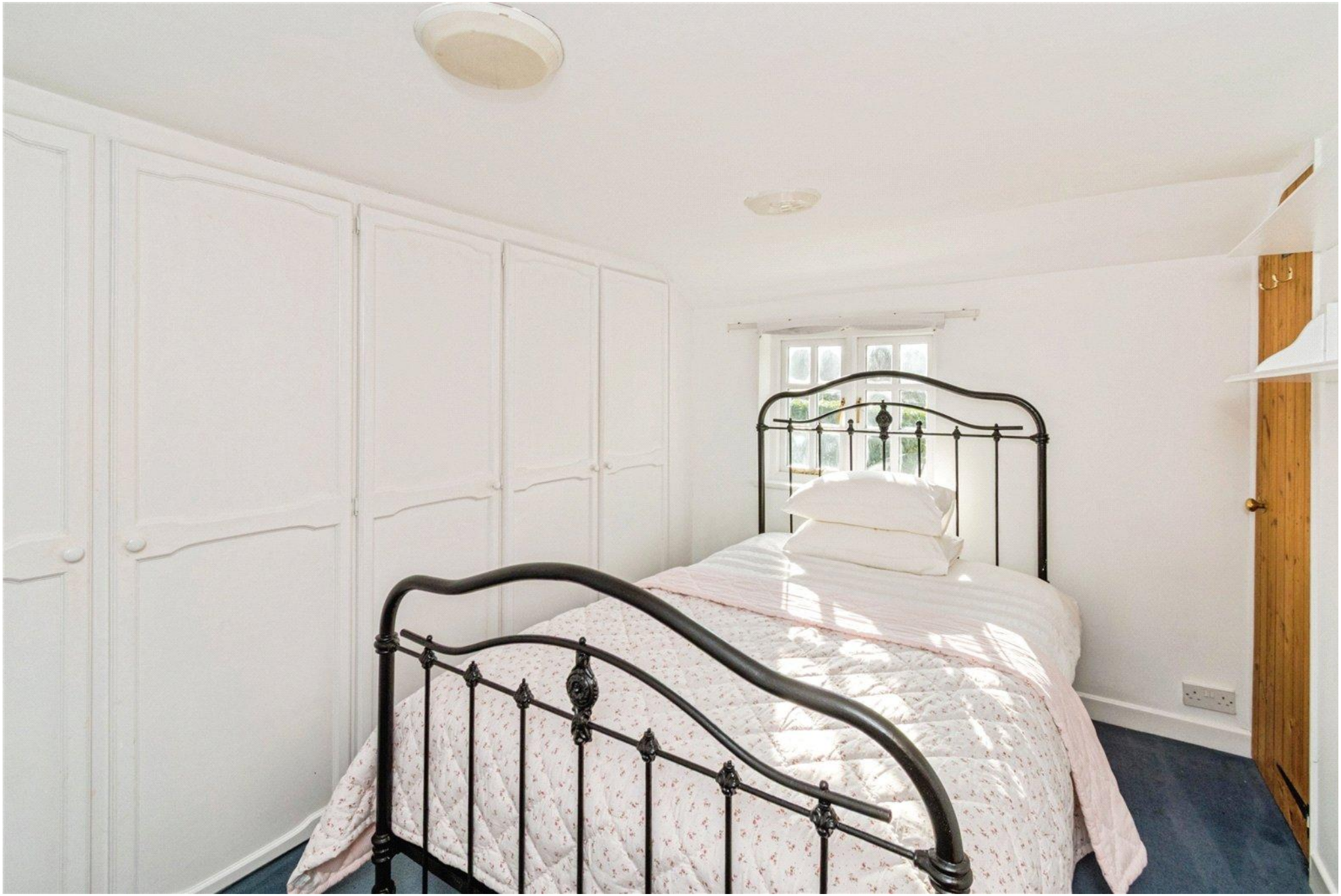
Austin&Wyatt













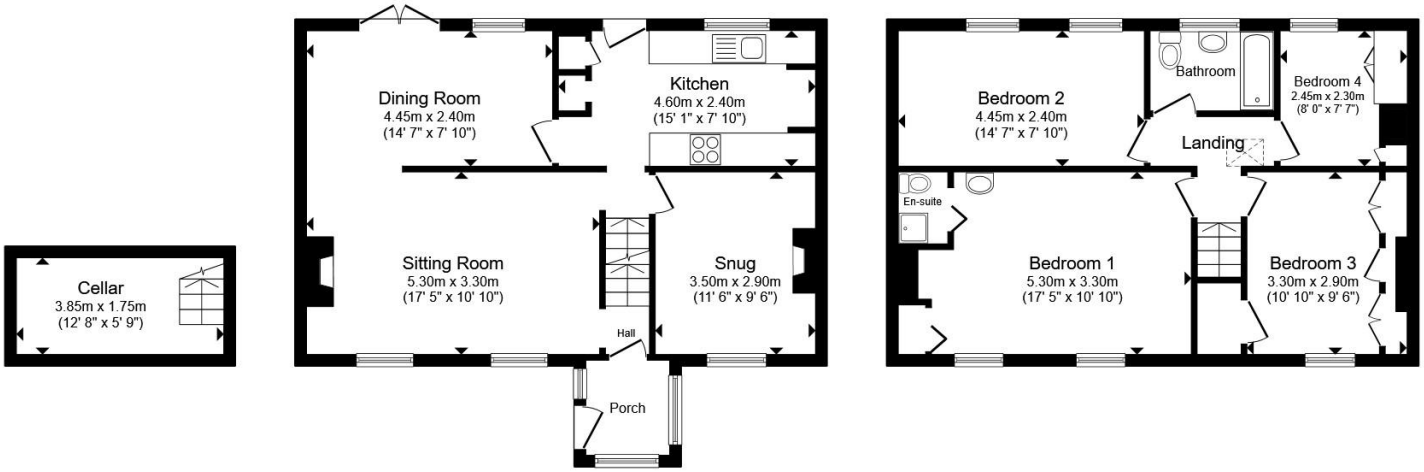
A delightful 4 bedroom detached character New Forest Cottage and garage situated in a much sought after hamlet with views and direct access onto the New Forest.

Bramble Cottage enjoys character throughout with open fireplaces, cottage doors, American oak, tongue and grooved floors pinned to battens above damp proofed reinforced concrete to principle ground floor rooms. Purpose built wine cellar with 450mm floor and walls with bituthene water proof liner and wine racks for up to 400 bottles, and recently re decorated throughout. The entrance porch leads into the sitting room with fireplace and an open way into the dining room at the rear with double doors to a rear path leading to the garden and door to the well fitted country style kitchen with space for white goods and feature hand-made terracotta floor tiles from Provence. A snug/study overlooks the front with feature period fireplace. Stairs lead to the first floor with 4 bedrooms, the master having fold away doors to an open plan en-suite, and 3 bedrooms have built in wardrobes. There is a well-appointed family bathroom. Outside has a detached garage, log store and enclosed split- level garden with patio.
Vacant Possession.

Gritnam is a much sought after Hamlet within 1.5 miles of the village of Lyndhurst







Basement **First Floor** **Second Floor**

Total floor area 117.0 m² (1,259 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Council Tax Band: **D**

Tenure: **TBC**

Service Charge: **£0**

Years Left on Lease: **0**

Ground Rent: **£0**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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