

Beulah, West Road, Bransgore,
Christchurch, Dorset, BH23 8BD

Asking Price **£525,000**



3

Bedrooms



3

Living



3

Ensuite



2

Parking



EST
1992

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MANY CHARMING FEATURES

A MOST CHARMING AND BEAUTIFULLY PRESENTED SEMI DETACHED VICTORIAN COTTAGE FEATURING TWO RECEPTION ROOMS, A SPACIOUS KITCHEN/DINING ROOM, THREE DOUBLE BEDROOMS AND THREE BATH/SHOWER ROOMS, SITUATED IN A HIGHLY REGARDED VILLAGE LOCATION.

A most charming Victorian cottage which has been fully restored and extended in recent times and, as such, offers beautifully presented accommodation whilst retaining many characterful features.

The property is situated in the highly regarded older part of Bransgore village within a short stroll of the village centre offering a good selection of amenities to include a range of day to day shops, a Medical Centre, three charming Public Houses, a Village Hall and a popular Primary School, which in turn is a feeder school for both the highly regarded Ringwood and Highcliffe Comprehensives. The New Forest National Park with its pleasant country walks and villages is situated close to hand, whilst the beautiful harbourside town of Christchurch and its stunning neighbouring coastline is only a short drive away.

INTERNALLY:

The cosy Sitting Room benefits from a red brick fireplace incorporating a wood burning stove.

The spacious Kitchen/Dining Room offers a selection of Shaker style units and incorporates a both ceramic 'Butler' style sink and a 'Range' style oven.

A lobby leads to a convenient Cloakroom whilst an opening from the Kitchen leads to a light and airy Day Room with a double sided wood burning stove and bi-fold doors to the rear Garden.

The First Floor Landing benefits from a window affording a pleasant outlook to the front aspect, whilst doors lead to the First Floor accommodation and the staircase continues to the Second Floor Landing.

The spacious Master Bedroom benefits from an attractive original cast iron fireplace upon a tiled hearth. Further complemented by an En Suite Bathroom.

Bedroom Two is a spacious double size room offering fitted Wardrobes. Further complemented by a modern En Suite Bathroom.

To the second floor, Bedroom Three, which is a good size double room benefiting from "Velux" windows to both the front and side aspects. Further complemented by a modern En Suite Shower Room.

EXTERNALLY:

To the front of the property, a gravelled driveway provides off road parking. A gate opens to a secluded front Garden. An area to the side houses a Shed and Log store.

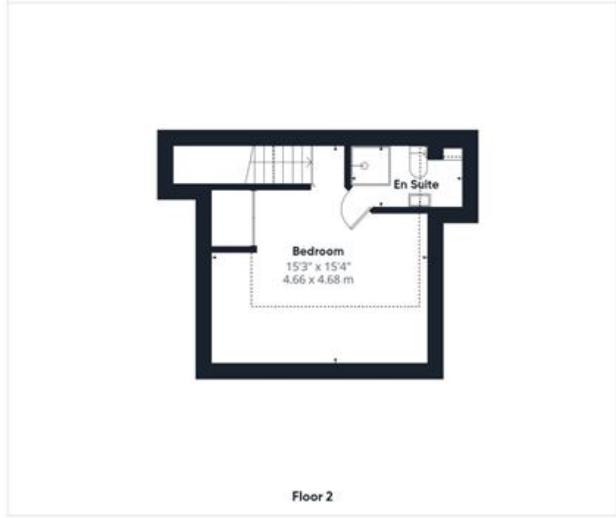
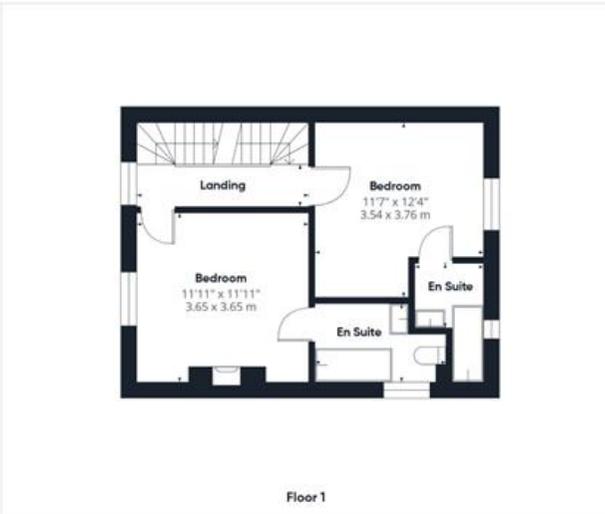
The rear Garden which enjoys a good degree of seclusion is laid to gravel with an area of decking and a selection of shrubs.

COUNCIL TAX BAND: C
TENURE: FREEHOLD



KEY POINTS

- Beautifully presented
- Many charming features
- Impressive Kitchen/Dining Room
- Three double Bedrooms
- Two Reception Rooms
- Three Bath/Shower Rooms



Approximate total area⁽¹⁾
 1200 ft²
 111.5 m²

Reduced headroom
 98 ft²
 9.1 m²

(1) Excluding balconies and terraces

Reduced headroom
 Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



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Slades - Bransgore The Corner House, Ringwood Road, Bransgore, Christchurch, BH23 8AA
01425 673311 | sales@sladesbransgore.co.uk
Website www.sladeshomes.co.uk

