

Flat 8, Brangore House, 140 Burley Road,  
Brangore, Christchurch, Dorset, BH23

Asking Price **£475,000**



Bedrooms



Living



Bath/Shower Room



Parking



EST  
1992

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# CHARACTERFUL MANSION APARTMENT

A RECENTLY RENOVATED, HIGHLY CHARMING AND EXCEPTIONALLY SPACIOUS THREE BEDROOM, SHARE OF FREEHOLD, MANSION HOUSE APARTMENT, SITUATED IN A HIGHLY REGARDED BUILDING IN AN IDYLIC SETTING WITH DELIGHTFUL COMMUNAL GROUNDS.

This wonderful second floor apartment has been the subject of recent full renovations by the current owners which includes new heating, electrical and plumbing systems and as such is beautifully presented with sympathetic modern features such as a stunning Kitchen and tasteful Bath & Shower suites paired with many charming features to include original fireplaces, high ceilings and picture rails. Further features include vast walk-in Loft storage space, a communal parking area, a shared Cellar and a plot upon which a Garage could be built.

Bransgore House is a highly regarded, beautiful, former Edwardian mansion house offering a small selection of premium apartments, it is accessed via a sweeping gravel driveway, set back from the road and standing within approximately 6.5 acres of delightful communal Gardens.

Located on the outskirts of Bransgore Village, this property is within a short stroll of the village centre which offers a good day to day selection of shopping facilities, a Doctors Surgery and three Public Houses, the property also benefits from being within easy reach of The New Forest National Park with its beautiful county walks and villages whilst the beautiful harbourside town of Christchurch, with its neighbouring coastline is approximately 5 miles distant.

## INTERNALLY:

Upon entering the property is an approximately 30 foot long Entrance Hall.

A spacious Sitting Room enjoys a feature window, picture rails and an ornamental fireplace.

The delightful Kitchen/Dining Room which enjoys a dual aspect, offers an impressive fitted Kitchen incorporating a centre island, composite worktops and high quality integrated appliances.

There are two exceptionally spacious double Bedrooms both enjoying a dual aspect. A third Bedroom/Study is fitted with a selection of storage furniture.

The main Bathroom is particularly spacious and enjoys a tasteful matching 3-piece suite. An additional Shower Room which enjoys an oversized cubicle is complemented by a vanity unit with decorative styled splashbacks.

In addition, there is a vast Loft storage space and storage room.

## EXTERNALLY:

The building is surrounded by delightfully kept mature Gardens and Woodland extending to approximately 6.5 acres.

There is a communal Parking Area with ample space. Furthermore, the property has the benefit of a plot upon which a Garage can be built.

COUNCIL TAX BAND: C

TENURE: SHARE OF FREEHOLD

MAINTENANCE: £168 pcm



## KEY POINTS

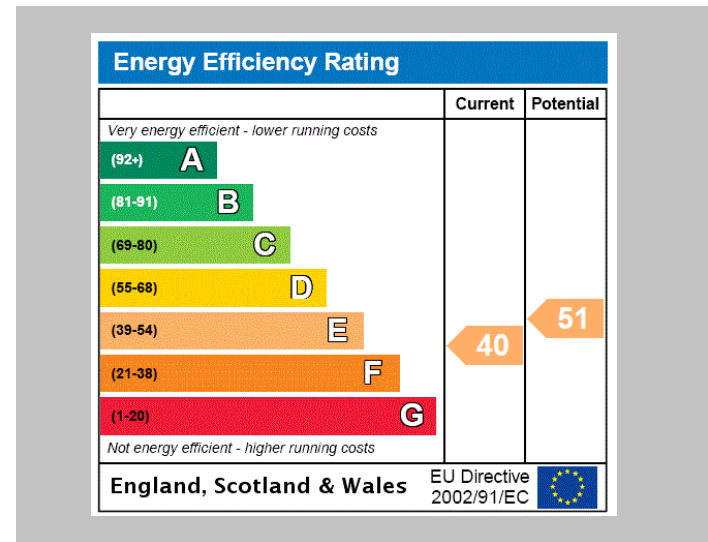
- Beautifully presented
- Delightfully charming
- Exceptionally spacious
- Attractive communal Gardens
- ORP & scope for a Garage
- Extensive loft storage space



**The Consumer Protection from Unfair Trading Regulations 2008 (CPRs).** These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.



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