

Ras Serani, West Lane, Bransgore,
Christchurch, Dorset, BH23 8EN

Guide Price **£800,000**



Bedrooms



Living



Bathroom/Ensuite



Parking/Garage



EST
1992

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AN INCREDIBLY RARE OPPORTUNITY

A LARGE, WELL PRESENTED, TWO BEDROOM BUNGALOW WITH A SEPARATE SELF CONTAINED ONE BEDROOM ANNEX AND A DOUBLE GARAGE, SITUATED IN A PRIVATE TUCKED AWAY VILLAGE LOCATION, ABUTTING OPEN FIELDS OF WHICH THE PROPERTY AFFORDS STUNNING VIEWS

This spacious, well appointed bungalow occupies an attractive and private plot in a tucked away location on the very edge of Bransgore village with a rural backdrop over adjacent fields, it enjoys substantial parking facilities, a double Garage, a secluded Westerly aspect rear Garden and a detached self contained Annex ideal for multi generational living or rental income.

The property is situated at the end of a private lane, within a short walk of Bransgore village centre which offers a good range of day to day shopping facilities, three Public Houses, a Medical Centre, and a popular Primary School. The New Forest National Park is close to hand, whilst the beautiful Harbourside Town of Christchurch and the charming Market Town of Ringwood are 5 and 6 miles distant respectively.

INTERNALLY:

The property is accessed via a particularly spacious Entrance Hall. The Living accommodation comprises a large Lounge, a Dining Room and an impressive Conservatory, affording a beautiful outlook over the rear Garden and fields beyond.

The Kitchen offers a fine selection of quality units and some integrated appliances. There is also a separate Utility Room with external access.

There are two good size double Bedrooms with the Master benefiting from a selection of fitted furniture and a spacious En Suite Shower Room.

THE ANNEX:

A well presented self contained Annex directly abuts the fields to the rear and therefore offers a stunning outlook, it offers a Living Area, a modern Kitchen, a double Bedroom and a Shower Room.

EXTERNALLY:

A brick paved Driveway provides substantial parking facilities. A double Garage is fitted with power and lighting.

The delightful rear Garden offers a patio, an area of lawn and a selection of shrubs.

AGENTS NOTE: We understand that the land at Higher Clock House Farm to the rear of the property is being proposed for residential development, it is situated within the Greenbelt and no planning application has been submitted but an environmental screening application has been submitted to BCP Council REF: P/26/03688/SCRN. We advise that interested parties make their own enquiries to satisfy any concerns they may have in this regard.

TENURE: FREEHOLD

COUNCIL TAX BAND: E

COUNCIL TAX BAND - ANNEX: A



KEY POINTS

- No chain
- Self contained Annex
- Home with income potential
- Delightful views
- Large Driveway & Garage
- Tucked away location



Ground Floor Building 1



Ground Floor Building 2

Approximate total area^m
1989 ft²
185 m²

(1) Excluding balconies and terraces

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

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