



Golf Links Walk, 442 Ringwood Road
Ferndown BH22 9AY
From £795,000

Winkworth



GUIDE PRICE £795,000
FREEHOLD

Brand new luxury four bedroom, three bathroom detached house with sociable open plan energy efficient living, ready to view now.

The property is part of a stunning development of just 9 houses constructed by highly regarded local developers to an exceptional standard throughout.

Enjoying an enviable position with pedestrian access onto Golf Links Road, walking distance of the golf club and close to Ferndown Town Centre, which has a vast selection of shops, leisure facilities, cafes and restaurants.

**Brand New
10 Year New Build Warranty
Off Road Parking/Garage
Freehold
Stunning Specification
Prestigious Location
Landscaped Gardens
Feature Lighting & Flooring
Bespoke Kitchen & Bathrooms
Custom Made Fitted Wardrobes
Master Bedrooms With En-Suite & WIW
Underfloor heating**

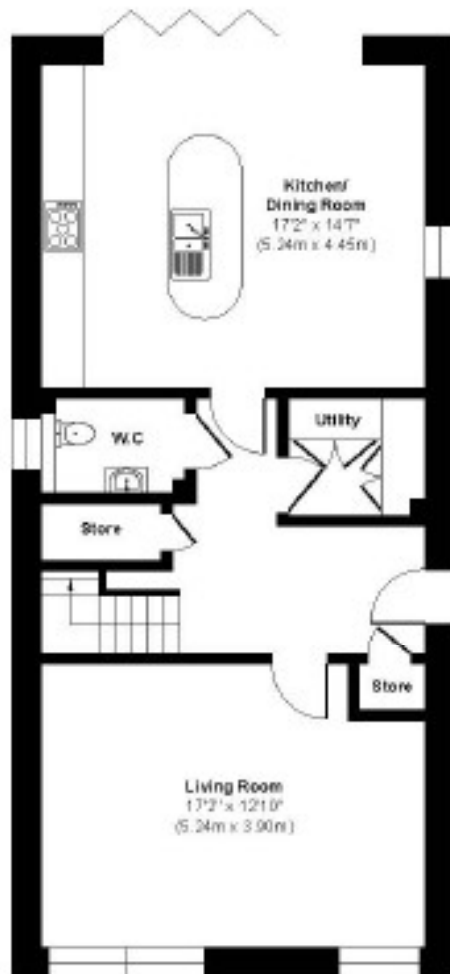
EPC TBC - Council Tax Band TBC

01202 434365
ferndown@winkworth.co.uk





Golf links walk



Ground Floor
Approximate Floor Area
679 sq. ft
(63.07 sq. m)



First Floor
Approximate Floor Area
679 sq. ft
(63.07 sq. m)



Second Floor
Approximate Floor Area
482 sq. ft
(44.78 sq. m)

Approx. Gross Internal Floor Area 2028 sq. ft / 1 sq. m

Whilst every attempt has been made to ensure the accuracy of the floorplan shown, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation for illustrative purposes only and are not to scale.

Golf Links Walk

Winkworth is pleased to offer this exclusive development of stunning four bedroom brand new houses, constructed by highly regarded local developers, Farcroft Homes, positioned in arguably one of Ferndown's best locations.

A short distance to The New Forest and twenty minutes from award winning sandy beaches, these houses will suit a range of buyers needs from professional couples, families, those downsizing, or looking for a modern and easy to maintain second home close to the coast.

Each house benefits from a professionally landscaped garden and off-road parking (garages available with some plots) The bespoke fully integrated German kitchens feature quartz waterfall worktops, energy efficient integrated appliances and induction hob together with solid wooden flooring. The bedrooms have luxury carpets and impressive custom-made wardrobes, whilst the bathrooms boast floor to ceiling Spanish and Italian premium tiles, brushed fittings and underfloor heating.

Viewings are now being arranged for these stylish homes which have a 10 year warranty, ev car charging point, bike store and air source heat pump, providing efficient low carbon heating and hot water.

Coastal Countryside Charm

The Dorset town of Ferndown lies to the north of Bournemouth and Poole near the New Forest National Park. Be more social, explore the great outdoors and enjoy Golf Links Walk. This modern and popular town close to coast, heathland and woodland boasts an array of facilities to suit your every need by foot, bike or car. From theatre and community groups at the Barrington Centre to a wide range of sporting activities and clubs including tennis, cricket and golf at Ferndown Championship Golf Course. Nearby nature reserves offer peace, tranquillity and beautiful walks. The town boasts a modern pedestrianised shopping area with a selection of well known supermarkets and there is also a weekly community market. There are plenty of bars, cafés and restaurants to suit every taste.

Ferndown has good road access and is close to the main A31 trunk road between Ringwood and Wimborne making it easy to explore the wider area. Poole and Bournemouth are just 7 miles away and for trips further afield Bournemouth International Airport is just 4 miles away. The nearest railway station is Branksome (7 miles) and is on the South West main line to London Waterloo.