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FLINDERS, LYNDHURST ROAD, BRANSGORE BH23 8JY [PRICE OFFERS IN EXCESS OF £1,000,000 FREEHOLD](#)

Winkworth

for every step...

An idyllic thatched country cottage with views over fields.

Flinders, Lyndhurst Road, Bransgore BH23 8JY **01425 270 055**
Offers In Excess of Price £1,000,000 **Freehold** highcliffe@winkworth.co.uk

Location:

The village of Bransgore is situated in a beautiful countryside location and the property enjoys idyllic open views across fields. The immediate vicinity gives access to the stunning New Forest National Park with over 50 square miles of unspoilt ancient woodland including places to visit such as Beaulieu, Buckler's Hard and Exbury Gardens. Nearby beaches are at Highcliffe and Mudeford, with its picturesque Quay. Ferries to The Isle of Wight are available from Lymington and to the west lies the beautiful Isle of Purbeck with the (UNESCO world heritage) Jurassic Coast and Poole harbour which embraces RSPB Arne (The base of BBC Springwatch).

Hinton Admiral Train station is * 1.7m / 5 mins by car, giving fast rail access to London Waterloo in circa 1 hour and 40 mins. Bransgore village has a good range of shops, cafes and supermarkets, with Christchurch and Highcliffe both within easy reach by car.

Also, there are excellent local airports (Bournemouth and Southampton) and ferry services to Jersey from Poole. Barton-on-Sea golf course is *5.5m / 13 mins by car and nearby restaurants include The Cliff House, Pebble Beach and the world Renowned Chewton Glen, along with its excellent 'The Kitchen'. The New Forest is an equestrian paradise and water sports fans can enjoy an abundance of locations on the coast between Lymington and Poole. (Source *Google Maps).

Description:

'Flinders' is an exceedingly charming cottage set in this idyllic location in Bransgore, on the edge of The New Forest.

The entrance hall leads into both the hallway and the gorgeous rustic kitchen/diner with its light green Dacka cabinets and central island making the ultimate country kitchen. This is an exceedingly convivial space with a dining area to the rear, with a window overlooking the rear garden.

The ground floor bedroom four has an ensuite shower room comprising a white three-piece suite.

The reception room is bright and welcoming with a feature fireplace, a bay window to the front aspect, a door leading out to the garden at the rear and also leads to:

Bedroom three, with an ensuite shower room, window to front aspect and double doors leading out on to a patio.

Upstairs, the large principal bedroom (ensuite) has a suite of fitted wardrobes.

The main bathroom is situated just off the landing and has a white three-piece suite.

Bedroom two is a good size with a suite of fitted wardrobes.

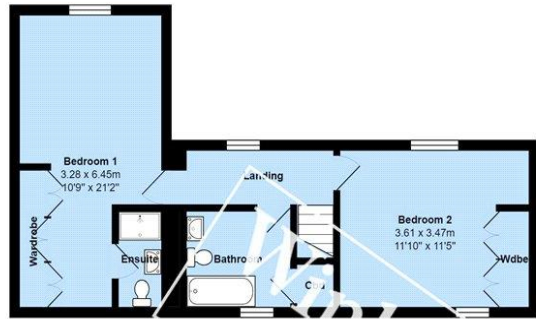
The beautiful garden has an extensive lawn and a beautiful range of flowers, shrubs and trees. There are several stunning patio areas for sitting out and enjoying the sun and a summer house (also could be used as an ideal office). Next to this is a shed and a log store.

The garage has a remote operated door, has a small utility area and is also accessible from the kitchen. There is also a carport.

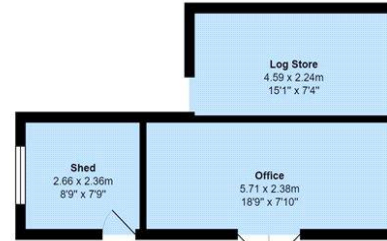
Summary:

- Four bedrooms, two downstairs
- Kitchen/diner with center island
- Reception room
- Four bath/shower rooms
- Garden with lawn, shrubs and patio areas
- Summerhouse which could be used as an office
- Garage and carport
- NFDC Council tax band F

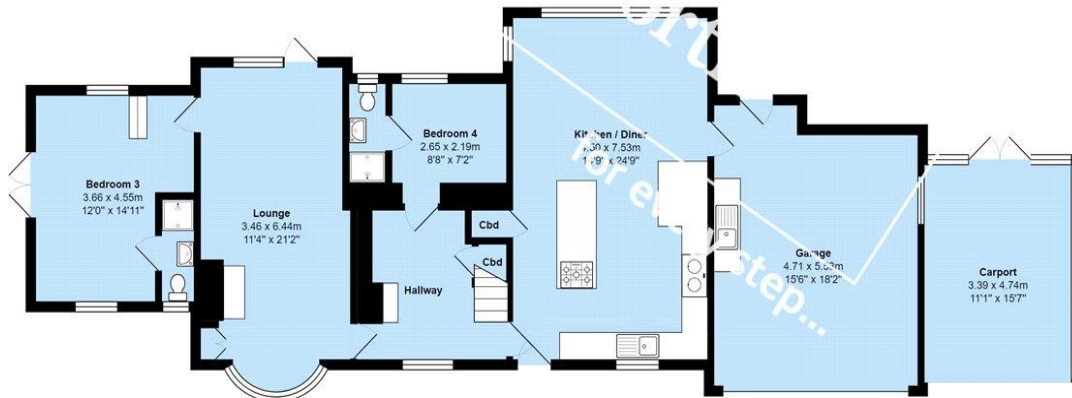




First Floor

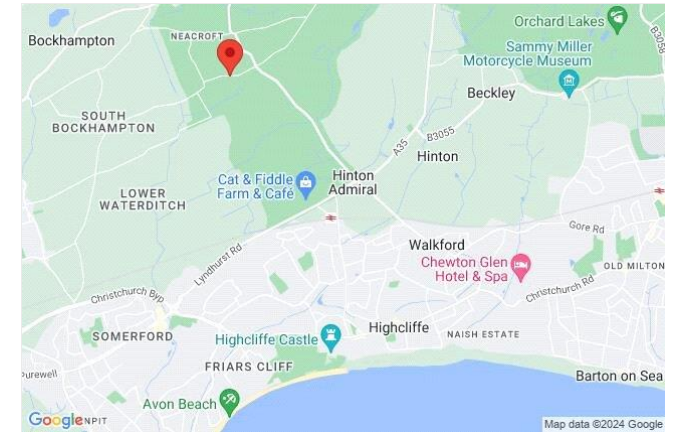


Outbuilding



Ground Floor

Total Area: 207.1 m² ... 2230 ft² (excluding carport)
 All measurements are approximate and for display purposes only



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	
(69-80)	C	77
(55-68)	D	62
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

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