



£630,000

HenshawFox



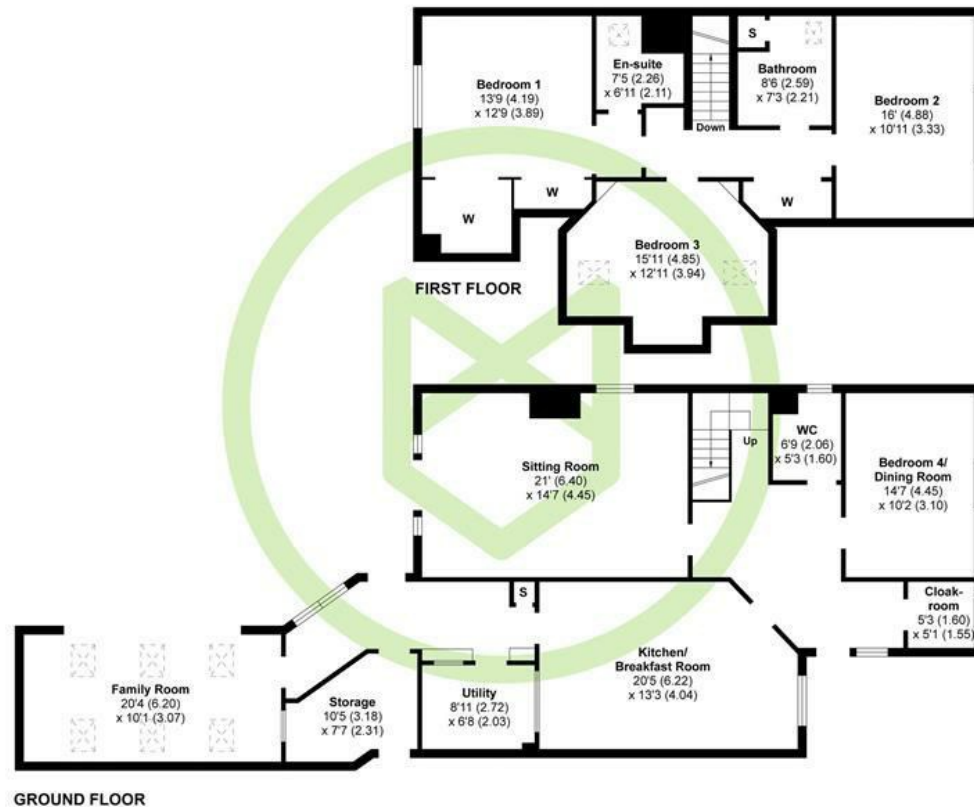
129, Rownhams Lane
, North Baddesley, Hampshire, SO52 9LU

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Approximate Area = 2308 sq ft / 214 sq m

For identification only - Not to scale



Summary

Video Tour This large, extended and contemporary family residence is situated in the heart of North Baddesley, along the desirable Rownhams Lane. Offering a wealth of spacious and versatile accommodation, along with an exemplary finish, the home also benefits from driveway parking in abundance and an extensive, secluded rear garden. In brief, internal accommodation comprises four double bedrooms to include a stylish en-suite to the rear and flexible fourth bedroom downstairs which could be used as a study or dining room. Also boasting a sociable sitting room, modern kitchen/breakfast room, cloakroom, utility room, internal storage, additional extended family room completed to a beautiful specification with vaulted ceiling, bi-fold doors to the rear and space for a feature wood burner.

Features

- Stunning detached family home situated in a prominent and desirable location
- Large, versatile living accommodation in excess of 2,300 square feet
- Presented in immaculate order throughout
- Four double bedrooms including flexible fourth bedroom/dining room/study, and en-suite to main room
- Refurbished kitchen/breakfast room to high specification
- Utility room, internal storage and downstairs cloakroom
- Incredible rear extension to create an additional reception room with a vaulted ceiling and bi-fold doors to rear
- Spacious sitting room overlooking the garden
- Private rear garden perfect for families and entertaining
- Ample driveway parking with space for more than six vehicles

EPC Rating:
Energy Efficiency Rating
Current null
Potential null



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2021. Produced for Henshaw Fox Ltd REF: 702581

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Accommodation

Ground Floor

The space on offer in this wonderful home is immediately apparent upon entering the front door. You are greeted with a generous and welcoming hallway, which presents access to; a useful cloakroom with handy storage, downstairs WC with wash basin and the fourth bedroom, previously used and easily adaptable as a dining room or separate study. Also leading from the hallway are the stairs leading to the first floor, the sitting room and kitchen area. Benefitting from double doors overlooking the rear garden, a stylish gas fire place and a double aspect, the sitting room makes for a wonderful sociable family area - also perfect for entertaining. Beyond you have the beautifully fitted kitchen with a window to the front and large space for a dining table and chairs. This area boasts a wealth of extensive storage as well as a range of built in appliances, including a dishwasher, eye level microwave/double oven, induction hob and extractor canopy over, and space for an 'American style' fridge/freezer.. Additionally there is ample worktop space, a sink/drainage and a door leading to a further hallway. A stunning addition to the home with an array of light coming from a ceiling height windows, double doors to the rear and a skylight. Also, leading off from here is the utility room with space for a washing machine, tumble dryer and an additional integrated freezer is installed, along with a variety of yet more storage. Beyond again is a useful room used as a bike store, amongst more, with a door leading to the side of the home. Completing the stunning home, is the extended family area with an impressive vaulted ceiling with skylights, bi-fold doors to the rear and space for a gorgeous wood burning stove, creating a perfect focal point.

First Floor

To the first floor, the landing provides access to each bedroom, useful storage cupboards and the family bathroom. Bedroom one is substantial double room and has a rear aspect view of the garden, boasting an abundance of walk in storage as well as an stylish en-suite facility, comprising of a shower cubicle, WC and wash basin. Bedroom two and three are also both large double rooms, and are both served by the modern family bathroom which has a WC, wash basin, and a bath with shower over.

Outside

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Parking

Text to be placed here

Location

Text to be placed here

Additional Information

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Terms and Conditions

Terms and Conditions These particulars are set out as a general outline and do not constitute any part of an offer or contract. We have not tested any services, appliances or equipment and no warranty is given or implied that these are in working order. Fixtures, fittings and furnishings are not included unless specifically described. All measurements, floor plans, distances and areas are approximate and for guidance only. It should not be assumed that the property remains the same as shown in the photographs

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