



- Stunning Brand New Home in Picturesque Village
- Stunning Kitchen with Contrasting Quartz W/tops
- Fully Carpeted/Floored & Ready to Move In To
- Views of Peripheral Countryside
- Predicted 'A' Rated Energy Efficiency
- Comfortable 3 Bedroom 1 En Suite Accommodation
- 'Barn Style' Car Port Plus Parking Space
- Beautifully Finished & Spacious 98 sqm Interior
- Solar Panel Renewable Energy
- Generous 16'8 Lounge with Access to Garden

3 Hampton Mews, Havenstreet, PO33 4AJ

£365,000

Nestled in the charming village of Havenstreet, this stunning semi-detached house in Hampton Mews is a remarkable new build, completed in 2025. Spanning an impressive 1,054 square feet, this property offers a perfect blend of modern living and traditional village charm.

Upon entering, you are greeted by a fashionable open-plan layout that enhances the sense of space and light. The impressive kitchen and dining area seamlessly flow into the generous lounge, creating an ideal setting for both entertaining and family gatherings. The kitchen boasts an extensive range of units, beautifully complemented by contrasting quartz worktops, making it a delightful space for culinary enthusiasts.

This home features three well-proportioned bedrooms, providing ample accommodation for families or guests. With two stylish bathrooms, convenience and comfort are assured. The property is designed with energy efficiency in mind, featuring solar panels that supplement the electricity supply, contributing to its predicted 'A' rated energy efficiency.

Outside, the property is complemented by a charming 'barn style' carport with oak pilasters, providing parking for a vehicle along with an additional space for guests. The overall high specification of this quality build, crafted by a local developer, ensures that you will enjoy a home that is both stylish and functional.

Havenstreet, well known for its steam railway, offers a peaceful village lifestyle while remaining well-connected to nearby amenities. This exceptional property is perfect for those seeking a modern home in a picturesque setting. Don't miss the opportunity to make this beautiful cottage your own.



Accommodation

Entrance

Entrance Lobby

Kitchen/Diner

17'4" x 13'2" (5.28m x 4.01m)

Built-in Utility Cupboard

Cloakroom W.C

Lounge

16'8" x 13'8" (5.08m x 4.17m)

Landing

Loft Hatch

Built-in Storage

Principal Bedroom

13'1" plus wardrobes x 11'4" (3.99m plus wardrobes x 3.45m)

En-Suite

8'2" x 4'6" (2.49m x 1.37m)

Bedroom 2

11'6" x 9'5" (3.51m x 2.87m)

Bedroom 3

9'5" x 7'9" (2.87m x 2.36m)

Bathroom

8'3" max x 7'10" max (2.51m max x 2.39m max)

Gardens

A row of evergreen hedging sits in the raised planters defining the front boundary. A gravel pathway leads around the side to meet the rear garden. The rear garden is nicely enclosed by fence and stone wall boundaries. A brick paved patio sits off the lounge and the remainder of the garden is neatly laid to lawn.

Parking

19'5" x 9'11" (5.92m x 3.02m)

An open fronted 'barn style' garage with a pitched roof. Solar panels.

Solar Panels

Providing supplemental electricity and helping towards the property's predicted 'A' energy efficiency rating.

Tenure

Freehold



Council Tax
Band

Flood Risk
Very Low Risk

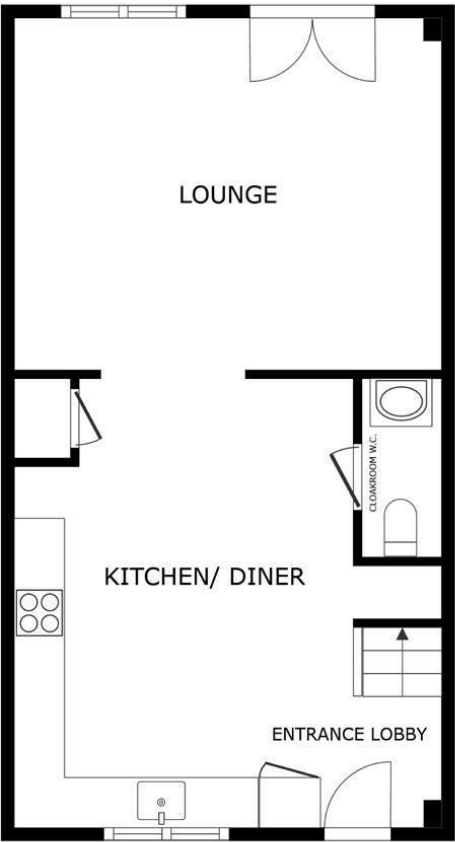
Construction Type
Brick elevations and cavity walls.

Mobile Coverage
Limited Coverage: EE, Three, Vodafone and O2

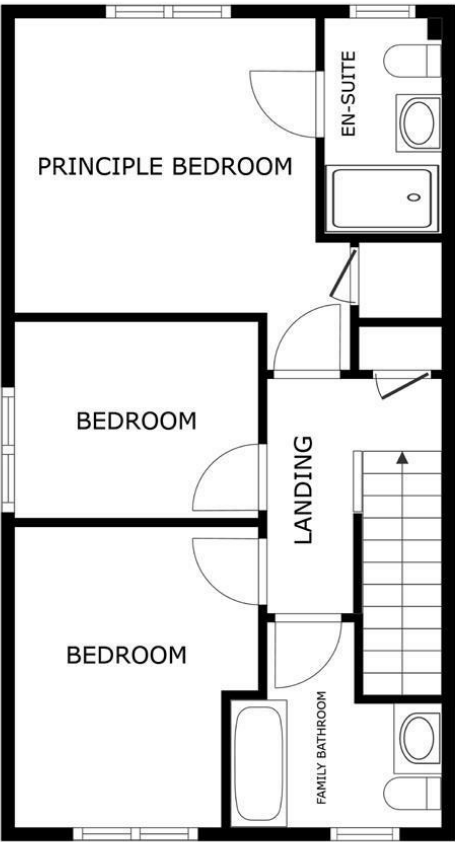
Broadband Connectivity
Openreach and Wightfibre Networks. Up to Ultrafast available.

Services
Unconfirmed gas, electric, water and drainage.

Agents Note
Our particulars are designed to give a fair description of the property, but if there is any point of special importance to you we will be pleased to check the information for you. None of the appliances or services have been tested, should you require to have tests carried out, we will be happy to arrange this for you. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired in or not), gas fires or light fittings, or any other fixtures not expressly included, are part of the property offered for sale.



FLOOR 1



FLOOR 2

GROSS INTERNAL AREA
FLOOR 1 49.4 m² FLOOR 2 49.5 m²
TOTAL : 98.9 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating	
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
Current	Potential
95	95
England & Wales	
EU Directive 2002/91/EC	

Referral Fees- With a view to offer a smooth and comprehensive service we may at times recommend various associated services and companies. These include financial advisors and surveyors. You, the consumer are never under any obligation to use any of these services if you have preferences elsewhere. For these services we may receive referral fees from the service provider. Should you take up any of our surveyor referrals we may receive a fee as follows; from Tomblesons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.



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