



Charming character house in approximately 3 acres

Shobley, Ringwood, New Forest, Hampshire, BH24

Freehold - Guide Price £1,695,000





6 bedrooms • 3 bathrooms (1 en suite) • 4 reception rooms • Conservatory • Kitchen/breakfast room • Utility room • Cloaks/wet room • Detached annex • Double garage and workshop • Gardeners Cloakroom

Local information

An attractive country house on a large private plot located along a sought after country road, only some three miles from the many amenities of the market town at Ringwood and within the popular New Forest National Park, offering beautiful open countryside with walking, riding and cycling activities.

The South coast is some ten miles away with sailing clubs at Christchurch, Lymington and Poole.

The intrinsic desirability of this location is further enhanced by excellent road, rail and air communications, with the easily accessible A31, providing fast access to the M27/M3 and Southampton, Bournemouth and Winchester.

Mainline rail services operate from London Waterloo, offering direct South West Trains service to Southampton from approximately 1 hour.

European and international flights are offered from Bournemouth and Southampton Airports.

Ports at Poole and Portsmouth provide links to France and the Channel Islands.

Ringwood 3 miles

Bournemouth Airport 10 miles

Christchurch 11 miles

Bournemouth centre 13.5 miles

Poole Port 15 miles

Southampton City centre 18 miles

Southampton Airport 20.7 miles

Portsmouth Port 35 miles

London 98 miles

All distances are approximate



About this property

This most impressive property is approached via an enclosed entrance porch which leads to the reception hall.

A superb drawing room overlooks and has direct access to a large covered sun veranda, an attractive crazy paved Portland stone patio and the delightful formal garden area, there is a separate sitting room with a conservatory off and a formal dining room.

A short hallway with a cloaks/wet room off, leads to the kitchen, which has modern units with an Aga, breakfast area with a rear lobby accessing a larder, boot room area and a utility room.

A staircase leads up from the reception hall to a first floor landing and the main bedroom suite with built in wardrobes and a separate dressing room and en suite bathroom.

There are four further bedrooms and two family bathrooms, one with a steamer shower cabinet.

A second staircase leads up to the second floor where there is a sixth bedroom and attic storage.

Outside

The property is approached via solid double electric gates with a sweeping gravel driveway which leads to a detached double garage with a pair of electric doors and an adjoining workshop.

There is also a detached self-contained annex currently used as an office which has three rooms and a shower room that is

located between the double garage and the main house.

The grounds are a real feature of the property extending to approximately 3 acres.

The more formal area has a large level lawn with shingle paths and a stunning mature eucalyptus tree also bounded by mature shrubs and a variety of other mature trees, some of which are of a fruit variety.

There is also a large well stocked wild garden area with pathways allowing access to walk around a wide variation of flowering plants, bushes and wild flowers as well as productive vegetable garden supported by a greenhouse and outbuilding for tools.

Tenure

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£1,695,000

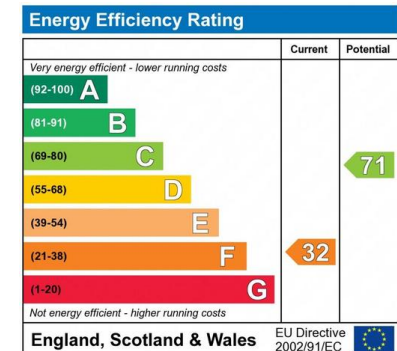
Viewing

Strictly by appointment with Savills





Approximate Area = 394.6 sq m / 4247 sq ft
 Garage / Workshop = 59.2 sq m / 638 sq ft
 Total = 453.8 sq m / 4885 sq ft
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