



**1 WIDDEN CLOSE, SWAY, LYMINGTON, HAMPSHIRE, SO41
£399,950 FREEHOLD**

**A SPACIOUS TWO BEDROOM DETACHED BUNGALOW SET
ON A DELIGHTFULLY SECLUDED PLOT WITH A LARGE
REAR SUN LOUNGE, INTEGRAL GARAGE AND TWO
RECEPTION ROOMS.**

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DESCRIPTION:

The Approach

Block paved driveway with patio step leads to a picture double glazed front door with obscure double glazed side screens to both sides providing access to the enclosed entrance porch. Quarried tiled flooring and a ceiling light point with further obscure double glazed door with matching side screens to both side giving access to the:

Entrance Hallway

Coved and textured ceiling with ceiling light point and inset loft hatch giving access to roof space and storage area. Double louvered door built-in storage/airing cupboard with slatted shelving and ample storage areas. Double radiator, telephone point with doors off to all living accommodation including door to the:

Dining Room 10'9" x 8'4"

Coved and textured ceiling with ceiling light point. Double glazed sliding patio doors giving access out onto the rear conservatory and garden beyond. Double radiator and door to the kitchen with further plastered arch way giving access to the:

Sitting Room 17'2" x 10'8"

Coved and textured ceiling with ceiling light point. Double glazed bow window to the front, plastered fire place with wooden mantel with a fitted free standing natural log burning stove, television aerial point and power points.

Kitchen Breakfast Room 10'8" x 8'4"

Coved and textured ceiling with ceiling strip light. Dual aspect room with double glazed windows to both the side and rear with further double glazed door giving access out onto the rear sun lounge/conservatory. Rolled edged work surface in part to three walls with a range of base and drawer units below with further matching wall mounted units over. Single bowled stainless steel sink and drainer unit inset to work surface with mono taps above and further space and plumbing for both dishwasher and fridge freezer. Matching larder style units incorporating an electric double oven with adjacent four ringed Neff gas hob also inset to the work surface, double radiator, wall mounted Worcester gas heating and hot water combination boiler, ceramic tiled flooring and part tiled walls.

Rear Sun Lounge/Conservatory 17'9" x 12'0"

Part brick and double glazed construction set under a pitched triple glazed roof with double glazed windows, sealed and openers to both sides and rear and further double glazed double opening French style doors which provide access out onto the rear garden and raised patio area. The sun lounge has the benefit of a large double radiator, wall light points and power with a matching ceramic tiled flooring.

Bedroom One 12'0" max including wardrobes x 10'4"

Coved and textured ceiling with ceiling light point. Double glazed window to the rear and a full range of fitted wardrobes including three single door built-in wardrobes with both hanging rails and separate storage cupboards above and a further fitted range of two double door mirrored wardrobes and a central double door wardrobe with triple drawer pack below all with hanging rail shelving and storage. Double radiator and power points.



Bedroom Two 12'0" x 10'3"

Coved and textured ceiling with ceiling light point. Double glazed window to the front, double and single door built-in wardrobes all with separate storage cupboards over, double radiator and power points.

Family Shower Room

Coved and textured ceiling with inset ceiling spot lights and extractor fan. Obscure double glazed window to the rear and a matching suite comprising of a low level W/C, a vanity wash hand basin with fitted double and single cupboards below and separate drawer. Walk-in corner shower cubicle with wall mounted electric shower. Ceramic tiled flooring, wall mounted ladder style radiator and part tiled walls.

Outside

The property is set on a delightful plot with a double width block paved driveway which provides off-road parking for a number of cars. This gives direct access to an integral garage with further access down the side via a wooden gate, the remainder of the front garden is enclosed to both sides and front in part by mature hedging and brick built walling, and has been laid mainly to lawn whilst surrounded by earth dug borders containing an array of mature shrubs and bushes. There is further storage to the left hand side of the property.

Attached Garage 15'9" x 8'8"

Accessed via a metal up and over door, it has the benefit of both power and lighting with wall mounted electric metre and fuse board and further wooden courtesy door at the rear which leads to a large:

Utility Room 12'7" x 8'8"

Dual aspect room with double glazed window to the rear and further obscure double glazed door from the side leading down onto the rear patio. The utility room has space and plumbing for both a washing machine and tumble dryer with further space for both upright and chest freezers. There is ample storage and drying areas.

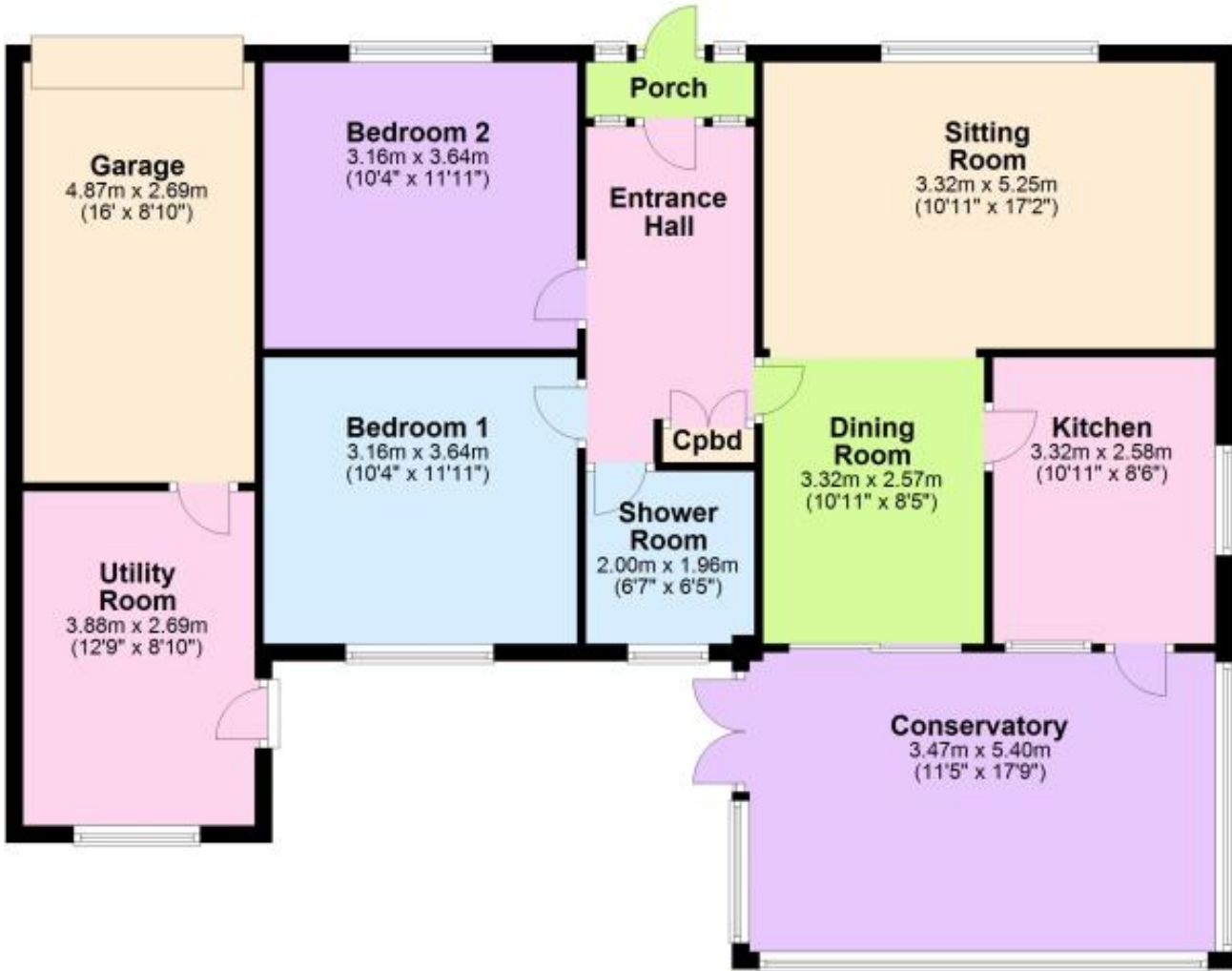
Rear Garden

The rear garden is a particular feature of the property and is enclosed to both sides and rear in part by wooden fencing and mature hedging. There is a raised patio area directly to the back of the property which is enclosed via an iron ballast railing which leads down onto a further lower patio area which in turn leads to the remainder of the garden.

This has been laid mainly to lawn and again is surrounded by earth dug borders containing an array of mature shrubs, trees and bushes. There is a small wooden workers shed to the side with a fitted log store and a greenhouse with a vegetable plot to the rear. There is outside lighting and cold water taps.

Floor Plan

Approx. 116.9 sq. metres (1258.5 sq. feet)



Whilst every attempt has been made to ensure the accuracy of this floor plan, the measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Plan produced using PlanUp.

1 Widden Close, Sway, Lymington

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