



## 4 bed maisonette to buy in SO43

Kings Close, Lyndhurst, Hampshire, SO43  
7AG

**£290,000** Starting Bid

 x 4  x 2  x 2

Tenure

**Leasehold**

Garage parking

## Property features

- ✓ Being Sold via Secure Sale Online Bidding T&C's Apply
- ✓ Four Bedroom Maisonette
- ✓ Residents Parking + Garage
- ✓ Two Reception Rooms
- ✓ EPC Rating D

## Key Information

- ✓ Council Tax: Band D
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

## Description

For sale is a captivating four-bedroom maisonette nestled in the heart of the desirable Lyndhurst area. This marvellous maisonette stretches over two invitingly spacious floors, promising a harmonious blend of freedom and privacy in the comfort of your own home.

Upon entering, you are greeted by a welcoming reception room, bathed in natural light, that serves as an ideal setting for welcoming guests. A second reception room is also available, offering ample additional space for entertainment or relaxation.

Four well-proportioned bedrooms are artfully arranged to ensure calm and tranquility, each boasting ample space. Whether it is repose or productivity you seek, these rooms can seamlessly transition to meet your needs.

Serving these bedrooms are two modern bathrooms. These rooms exemplify functional luxury, promising a serene start to each day and a soothing retreat in the evening.

The property's location assures a perfect balance of tranquillity and convenience, only 200 meters from Lyndhurst high street and all the amenities it has to offer while also offering the serenity of a quiet residential cul de sac.

In summary, this fantastic four-bedroom maisonette in Lyndhurst provides an exciting opportunity to acquire a stunning home that caters to the requirements of contemporary living while also offering a warm and welcoming atmosphere. To truly capture the appeal of this maisonette, a viewing is highly recommended.

Property made £19,200 per annum from most recent rental agreement.

Call Pattinson Estate Agents today to arrange a suitable time. Be sure to act fast - properties of this calibre in this area do not stay on the market long!

Council Tax Band: D

Tenure: Leasehold

Price: Starting Bid £290,000

Property Type: Maisonette

Parking: Garage, Residents

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No


Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		77
(55-68) <b>D</b>	66	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

Kings Close, Lyndhurst, Hampshire, SO43 7AG

Contact your local branch today for more information on this property:

**107 London Road, Headington, Oxford, Oxfordshire, OX3 9HZ, [www.chancellors.co.uk](http://www.chancellors.co.uk)**

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