



57 Carisbrooke Court, New Milton, Hampshire. BH25 5UE

£1,195 Monthly



Ross Nicholas & Company Limited
9 Old Milton Road, New Milton. Hampshire.
BH25 6DQ
01425 625 500





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An unfurnished two bedroom terrace property to let situated on the Chatsworth Park development. Available as of 15 May 2025. The property benefits from modern fitted kitchen and bathroom, gas fired heating and has been recently re-decorated.



MAIN FRONT DOOR ENTRANCE

Benefits from LED downlight with PIR sensor illuminating the front door area. Main entrance door has glazed insert, wireless doorbell, letter box and door provides access to:

ENTRANCE LOBBY

Ceiling light, access to updated safety trip consumer unit, ribbed floor matting, glazed door provides access to:

SITTING ROOM/DINING ROOM (18' 10" X 12' 5") OR (5.75M X 3.78M)

Smooth finished ceiling with coving, mains voltage smoke detector, two ceiling light points with shades, UPVC double glazed window facing front aspect overlooking the garden and communal green. Radiator beneath with independent thermostat, telephone point, power points, wall mounted Honeywell central heating thermostat, understairs storage cupboard, attractive wood laminate flooring, Sky connection point, half turn staircase to first floor landing, second single panelled radiator beneath stairs and multi-glazed door provides access to:



KITCHEN/BREAKFAST ROOM (12' 5" X 8' 2") OR (3.78M X 2.50M)

fitted kitchen with white gloss fronted units with stainless steel style handles with laminated working surfaces. Tiled walls and flooring, breakfast bar, radiator with independent thermostat, modern central heating boiler, Drayton central heating programmer. Fitted ceramic four ring touch screen hob with Hotpoint stainless steel effect finish fan assisted oven and grill beneath with digital programmer and timer. Space and plumbing for washing machine and dishwasher. Space for upright fridge/freezer. Range of eye level and floor mounted kitchen units. Neff filter hood above hob. Power points, wall mounted extractor, LED ceiling light illuminates the kitchen. Double glazed window overlooks the rear garden aspect with double glazed door provides access to patio and lawned rear garden. Mains voltage heat detector.



FIRST FLOOR LANDING

Coving to ceiling, mains voltage smoke detector, ceiling light with shade, power points.

BEDROOM 1 (12' 4" X 8' 2") OR (3.77M X 2.50M)

Ceiling light with shade, UPVC double glazed window facing front aspect with curtain pole above. Radiator with independent thermostat, Power points.

BEDROOM 2 (10' 4" X 12' 4") OR (3.16M X 3.77M)

Ceiling light with shade, UPVC double glazed window facing rear aspect with curtain pole above. Radiator with independent thermostat, power points, door provides access to airing cupboard with lagged hot water cylinder with fitted immersion heater with time clock with slatted shelf above.



BATHROOM

White suite comprising low level WC with push button flush, panelled bath with hot and cold taps with Mira shower mixer above with adjustable shower attachment. Shower screen to one side. LED light, wash hand basin with monobloc mixer tap and pop-up waste with vanity unit beneath with mirror fronted storage cupboard above. Tiling to full height over bath and sink area. Radiator with independent thermostat with towel rail above, toilet roll holder, wood Vynal flooring.

OUTSIDE

Carisbrooke Court benefits from numerous parking bays with tarmac drive providing access to front door entrance. Front garden is laid to lawn with shrub border adjoining property.

REAR GARDEN

South backing, enclosed by panel or picket fencing. Laid mainly to lawn with patio adjoining the property.

VIEWING ARRANGEMENTS

Strictly by appointment. To arrange to see this property please phone Ross Nicholas & Company on 01425 625500 We offer accompanied viewings seven days a week.

DIRECTIONAL NOTE

From our Office in Station turn right at the traffic lights into Old Milton Road and take the second turning right into Gore Road. Continue until reaching Stem Lane on the right, turn into Stem Lane and on reaching Chatsworth Park on the right turn into Chatsworth Way and continue until reaching Carisbrooke Court on the right.

WEBSITE

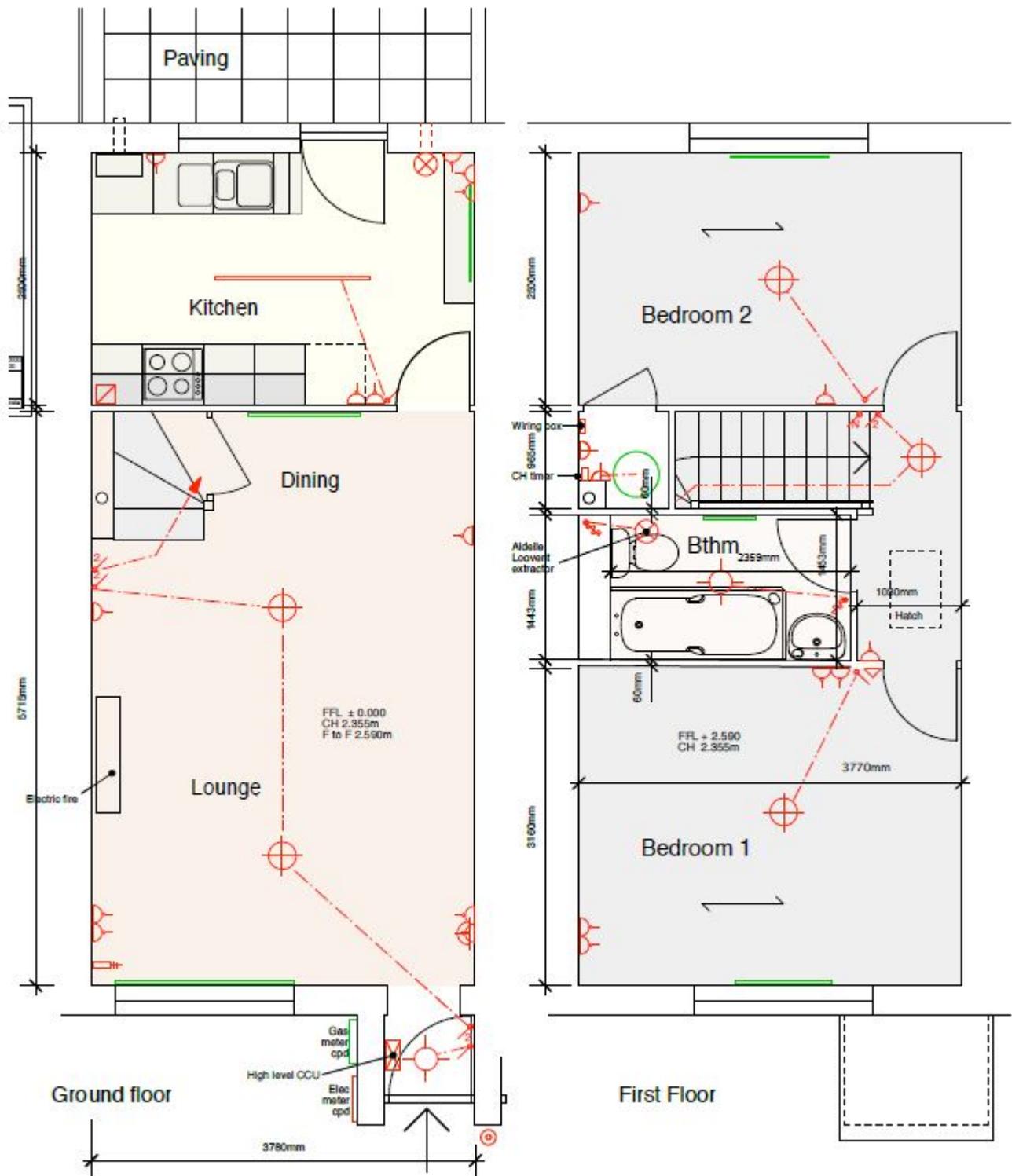
www.rossnicholas.co.uk

PLEASE NOTE

All measurements quoted are approximate and for general guidance only. The fixtures, fittings, services and appliances have not been tested and therefore, no guarantee can be given that they are in working order. Photographs have been produced for general information and it cannot be inferred that any item shown is included with the property.

EPC RATING

The EPC rating for this property will be confirmed shortly.



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