



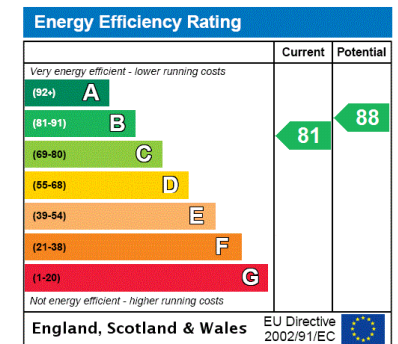


SPECIFICATION

- Four-bedroom detached home
- Modern amenities combined with character features
- Family bathroom and two ensuite shower rooms
- Driveway parking
- Enclosed low-maintenance rear garden
- Central Nomansland location

ACCOMMODATION

Located in the heart of Nomansland and only a few steps from the Green, Lamb Inn and Les Mirabelles restaurant this beautiful four-bedroom detached home is an absolute must to view. Built approximately 17 years ago with real attention to detail and a lovely character finish with all real wood doors, beams, wood floors downstairs and a lovely bay window overlooking the garden. This is blended with modern kitchen and bathroom fittings and the two main bedrooms benefit from ensuite shower rooms. The bedrooms are all double rooms and there is a separate lounge and dining room plus good good-sized study on the ground floor. Externally there is ample parking to the front of the property and to the rear a private and easy manageable sized garden. This property is a real treat for anyone looking for a comfortable high-specification home with country life right on your doorstep. The home is available from 22nd April 2024 and offered on an unfurnished basis. Early viewing is highly recommended.



SITUATION

Nomansland is a picturesque village on the Northern fringes of the New Forest National Park enjoying a strong community and is well known for its village green, where cricket is played throughout the summer months, a highly regarded public house, the Lamb Inn and revered Mirabelles restaurant. The local schooling is excellent, within the catchment of the reputable Nomansland School and the exclusive grammar schools in Salisbury. The neighbouring village of Landford offers a post office and village store, all within walking distance and commuter access is excellent via the A36, A27 and M27.

LOCAL AUTHORITY

Wiltshire County Council
 Council Tax Band: F
 Minimum Term: 12 Months

GUIDE PRICE

£2,750 per month
 Security Deposit: £3,173.07 (Based on the advertised rental)
 Holding Deposit: £634.61 (Based on the advertised rental)



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