



46 Osbourne Road
NEW MILTON, HAMPSHIRE,

Welcome to Osbourne Road...

A substantial four double bedroom detached character residence with four reception rooms and a double garage, tucked away in a secluded setting just moments from the amenities of New Milton town centre, the coastal town is 10 miles from Bournemouth, 6 from Christchurch, with the High Street and main line, train station 500 metres away. Local and independent schools are well catered for making this the perfect family home.







Take a look around...

The welcoming entrance hall leads to a bright dual-aspect sitting room featuring an attractive fireplace and bay window. A separate cinema room also benefits from a feature fireplace and bay window, creating an ideal space for relaxation. The well-appointed kitchen opens seamlessly into a stunning conservatory/family room with delightful views over the rear garden, while a separate dining room provides an excellent space for entertaining. A utility room and ground floor cloakroom complete the generous ground floor accommodation. Upstairs, the principal bedroom enjoys a range of fitted wardrobes and a modern en-suite shower room. Three further double bedrooms are served by a well-appointed family bathroom.





And there's more...

To the front, a generous driveway provides off-road parking for several vehicles and leads to the detached double garage (5.8m x 5.7m). The rear garden is mainly laid to lawn and bordered by mature flower and shrub beds, creating an attractive and private setting. A substantial garden studio with power and lighting offers an ideal space for a home office, gym or hobbies room.





Floor Plan



The finer details...

The Property

- Spacious four bedroom detached house
- Four generous reception rooms
- Ample off-road parking and double garage
- Beautiful private, rear garden
- Outside cabin/hobbies room located in garden
- Sitting room as well as an additional media snug
- Conservatory
- Central location close to the New Milton High Street

Services

Mains electricity, water and drainage are connected to the property.

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Tenure

Freehold

Tax Band

E

EPC Rating

C

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	74 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Where do I go for?...



Bread/milk/newspaper?

New Milton has a multitude of shops including an M&S, Tesco and Bradbeers department store.



Schools?

New Milton is home to an outstanding primary school and secondary school as well as the independent school, Ballard.



GP/pharmacy?

There is a GP surgery, many pharmacies and dentists.



Train?

New Milton train station is 500 yards away which has a mainline service to London Waterloo (100 mins approx.).



A bite to eat?

There are many great eateries in the High Street such as Espino Lounge.



Gym & swims?

Chewton Glenn spa and hotel and the leisure centre are nearby



A stroll?

We are spoilt for choice! The beach and cliff top are just a short drive away as is the forest.



Family day out?

Beaulieu Motor Museum is just a 25 minute drive away and the world famous Paulton's Park and Peppa Pig World is just 18 miles away!



Spa day?

Lime Wood Hotel in Lyndhurst, Chewton Glen in New Milton and Careys Manor in Brockenhurst.





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-Mrs. B





Asking Price £725,000

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Scan the QR code to make an enquiry or to book a viewing...

