

Arnewood Copse

Farmers Walk, Everton, Lymington, SO41 0JZ

SPENCERS



Photo of next door property with identical, but handed, layout.



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A carefully designed and particularly spacious detached brand new home extending to over 1,660 sq ft in this popular location on a leafy lane close to the centre of Everton with its popular pub and village shop. As well as very comfortable accommodation, the house has been designed to be highly energy efficient with solar panels and air source heat pump heating.

The Property

This brand new home is now nearing completion and will be ready for immediate occupancy from late summer 2026. If a purchase is agreed promptly it may be possible for the purchaser to specify certain aspects of the finish. Accommodation extends to over 1,660 square feet and is arranged over three floors. The front door is protected by a large and substantial porch and leads to an entrance hall with a utility room including space and plumbing for a washer dryer with work surface over and wc. From the hall, a door leads to the superb open plan kitchen, dining and stting rooms which provide an extremely flexible space in which to relax or entertain. There is a square bay window with French windows opening on to the garden. The fully fitted kitchen features a peninsula with cupboards and a breakfast bar with room for three place settings.

On the first floor there is a central landing with airing cupboard and doors to bedrooms. The guest bedroom is a generous double room with an en suite shower room. There are two further double bedrooms as well as a family bathroom. From the landing, stairs rise to the second floor where there is the master bedroom with adjoining dressing room and en suite bathroom.

Grounds & Gardens

The house is approached over a gravel drive with parking for two cars adjacent to a level area laid to lawn. There is a low-maintenance garden to the rear which is also laid to lawn with a close boarded fence at the boundary.

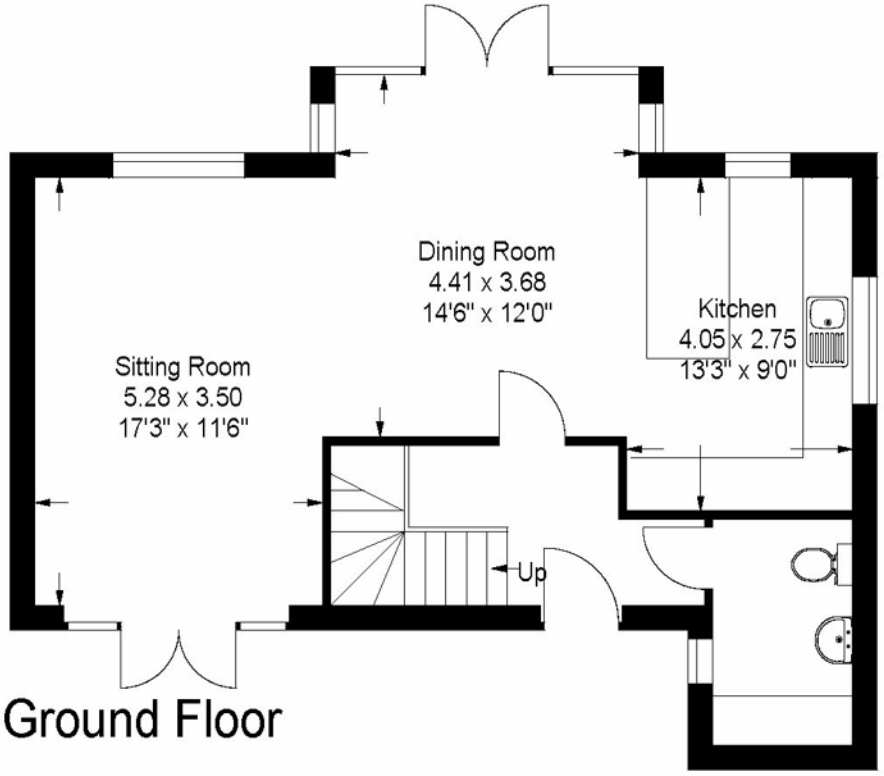
£730,000

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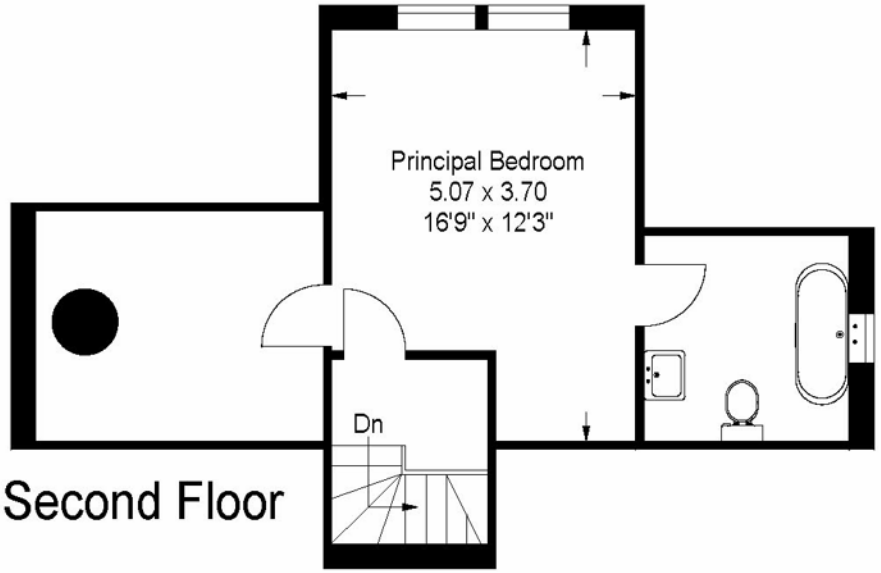
Approximate
Gross Internal Floor Area
Total: 154sq.m. or 1658sq.ft.

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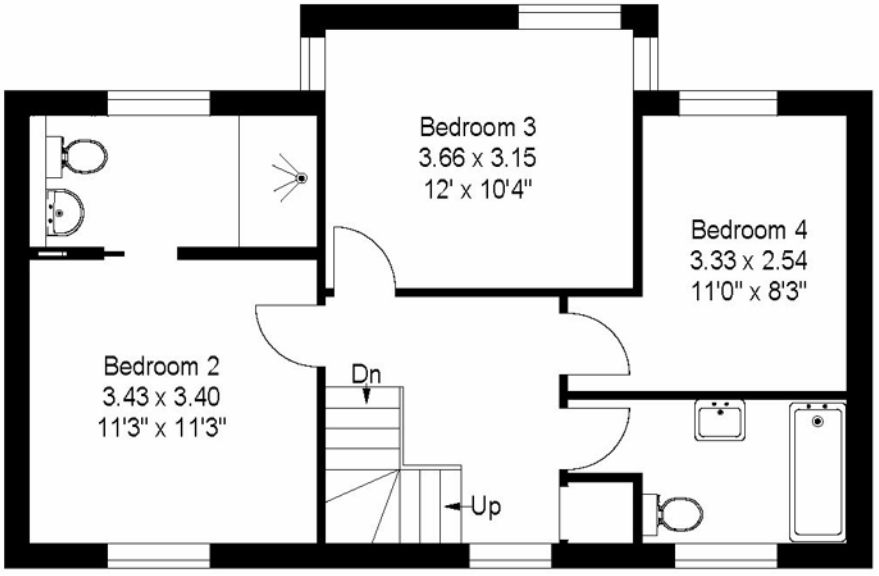
FOR ILLUSTRATIVE PURPOSES ONLY
NOT TO SCALE



Ground Floor



Second Floor



First Floor



Photo of next door property with identical, but handed, layout.



Situation

Positioned on on a discreet no through road close to the centre of Everton, the house is ideally positioned within a short level walk to local amenties including a popular pub and a very well regarded village shop. Everton also has a recreation ground, while the surrounding area provides easy access to a mainline railway station at New Milton with direct services to London Waterloo taking approximately two hours. The nearby market town of Lymington offers a wider range of shops as well as excellent sailing facilities and the scenic quay with its shops and restaurants. The open spaces of the New Forest National Park lie to the north with the coastline accessible for walks and swimming at Milford-on-Sea.

Directions

From our office, proceed north-west along the High Street, joining the A337 in the direction of New Milton. Continue along the A337 for approximately 3 miles, passing through open countryside and into the village of Everton. Upon entering Everton, turn right into Old Christchurch Road, signposted for the village centre. After a short distance, turn left into Farmers Walk where the property will be found almost immediately on the right hand side.

Services

Tenure: Freehold

Construction Type: New build- standard construction

Utilities: Mains water & drainage, mains & solar electricity (3.68kw solar)

Heating: Grant HP R20 4 air source heat pump

Broadband: ADSL copper-based phone landline

Parking: Private driveway

Warranties: ICW 10 year structural warranty - to be issued once completed.

Important Information

Spencers of Lymington would like to point out that all measurements set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in full efficient working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fitments, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.



For more information or to arrange a viewing please contact us:
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