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GREBE CLOSE, TBC

**Winkworth**

for every step...

# This detached three bedroom Bungalow is situated within easy walking distance of the village shops, restaurants and cafes and has stunning far reaching views of Sturt Pond a ten hectare nature reserve, Hurst Spit and the Isle of Wight.

Grebe Close, [TBC](#)

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## Situation:

Good position! Good views towards Sturt pond. Walking distance to seafront and village green.

The village of Milford on Sea and Keyhaven offers an array of restaurants and shops and a short journey to the New Forest National Park.

## Description:

This three bed detached bungalow offers over 1.000 square feet with super open plan magnificent sitting room and/or optional dining area, with bi-fold doors for indoor, outdoor living.

The principal bedroom has a good sized en-suite with bath and shower.

A further double bedroom with natural light and quiet position. A further bedroom, currently being used as a study.

This home is in a quiet location and is about to be fitted with triple glazing.

Fitted kitchen with breakfast room area giving access through solid wood double doors to the super sitting room.

The property is accessed via a block paved driveway which provides off-road parking and turning for a number of cars. Further access along the side via two double opening solid wooden gates which provides additional parking and access to:

Attached Garage/Sunroom accessed via two double solid wooden doors. Further triple glazed sliding patio doors at the rear which gives direct access out into the rear garden.

## Rear Garden

The rear garden is private and enclosed to both sides and back by timber fencing. Lawned area containing an array of mature shrubs, trees and bushes. This rear garden along with the back of the property has panoramic views across the marshes and out towards Sturt Pond, Hurst Spit and the Isle of Wight.

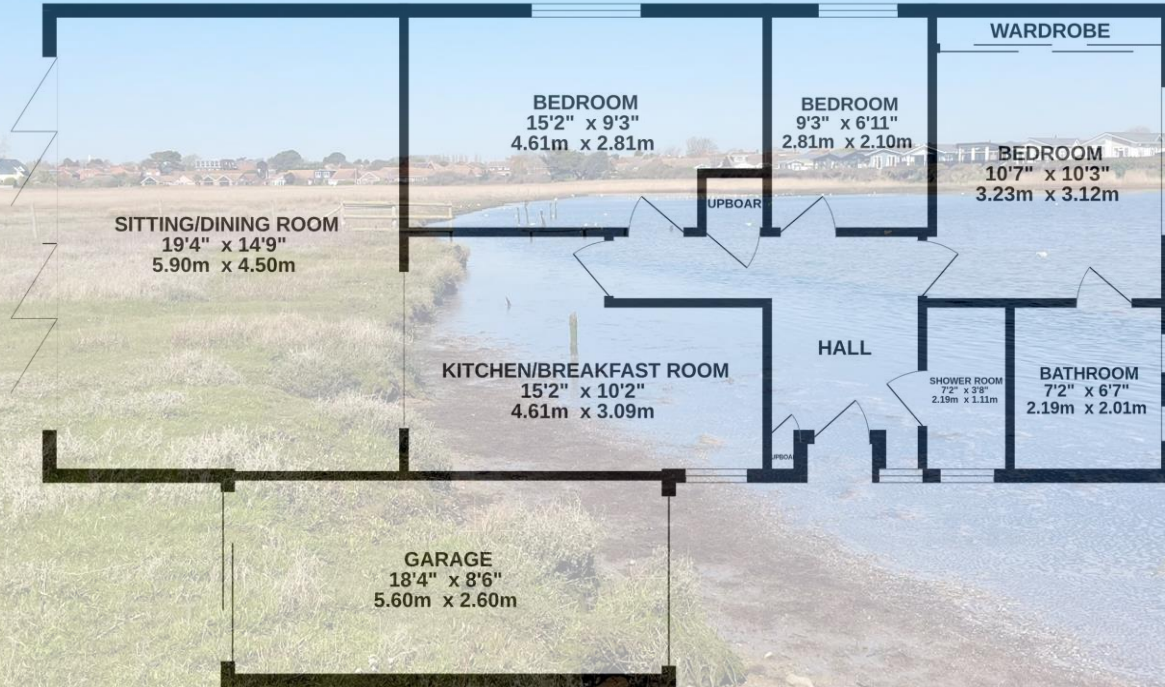
- Detached bungalow
- Three Bedrooms/Study
- Two bathrooms
- Fitted Kitchen with breakfast area
- Magnificent Sitting Room
- Garden with spectacular views
- Garage
- Driveway
- Walking distance to village amenities and sea front.

## Directions:

From Winkworth office proceed down Church Hill and turn left onto Keyhaven road. Take a right onto Swallow Drive and follow this road where you will find 25 Grebe close.



**GROUND FLOOR**  
1054 sq.ft. (97.9 sq.m.) approx.



TOTAL FLOOR AREA: 1054 sq.ft. (97.9 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be treated as such by any prospective purchaser. The services, systems and appliances shown hereon are not intended to be a guarantee as to their operability or efficiency can be given.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		87
(69-80) <b>C</b>	72	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Milford on Sea | 01590 642641 |



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