



Colebrook Field, Bighton Hill  
Ropley, Alresford, SO24



*Beyond your expectations*

# New build four bedroom detached house

**Hamptons International**

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winchester@hamptons-int.com

[www.hamptons.co.uk](http://www.hamptons.co.uk)

Master bedroom with dressing area and en-suite bathroom | bedroom two with en-suite shower room | two further bedrooms | family bathroom | 18' living room | 18' kitchen/dining room | study | utility with larder | garage | garden

**Guide Price £735,000 Freehold**

## Description

The Aspen- Constructed by local developers Mulberry Homes Ltd an impressive four bedroom property with barn inspired elevations featuring a large open plan kitchen/breakfast room with bi-fold doors leading onto the rear garden which backs onto fields. Benefitting from a high specification and due for completion in early 2017 please call Hamptons Winchester for more information or to arrange a viewing.

## Outside

The garden will be landscaped and turfed to the front and the rear with a laid patio and block paved driveway.

Garage.

## Location

Situated in a fantastic position just below the historic Watercress stream railway line in the popular rural village of Ropley with its shop, church and primary school. More comprehensive amenities are available in the market towns of Alton and Alresford both with a mix of local and high street retailers, cafes, delis and restaurants. Commuters benefit from rail links to Waterloo from Alton or Winchester. Outdoor pursuits are well catered for with many opportunities for walking, cycling and riding in the area.

## Additional Information

Services: Zone controlled underfloor heating to the ground floor, thermostatic radiators to the first floor,

roof mounted PV panels, Gas fired boiler, metered gas supply exclusively for Colebrook Field. Private drainage.



WILLOW	2 BEDROOM DETACHED BUNGALOWS HOUSE No. 6 & 7
HORNBEAM	3 DETACHED BEDROOM HOUSE HOUSE No. 9
CHESTNUT	2 DETACHED BEDROOM HOUSE HOUSE No. 10
AGACIA	3 BEDROOM DETACHED HOUSE HOUSE No. 11
MAPLE	3 BEDROOM DETACHED HOUSE HOUSE No. 12
ASPEN	4 BEDROOM DETACHED HOUSE HOUSE No. 14, 16 & 18



# Aspen

Approximate Gross Internal Area  
142.9 sq m / 1538 sq ft

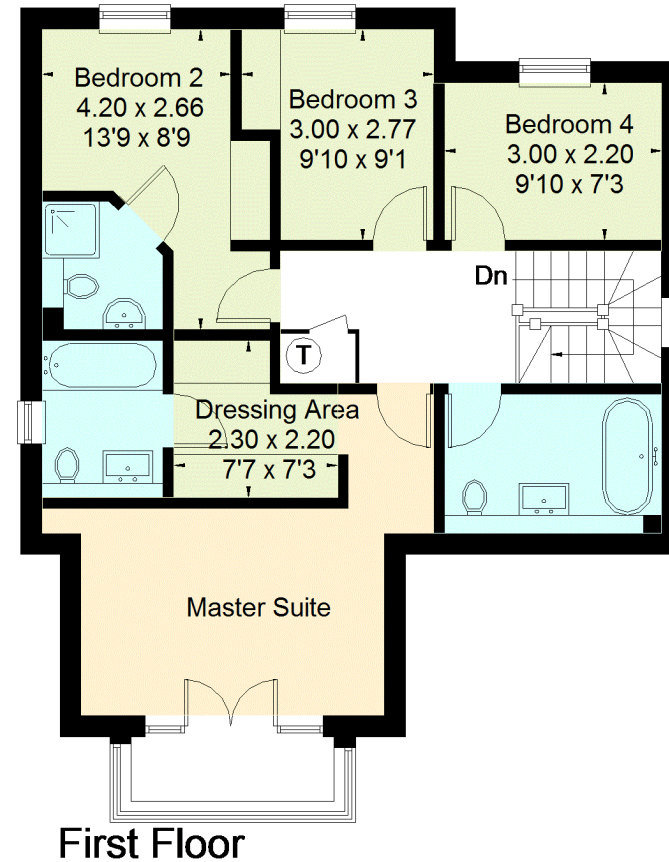
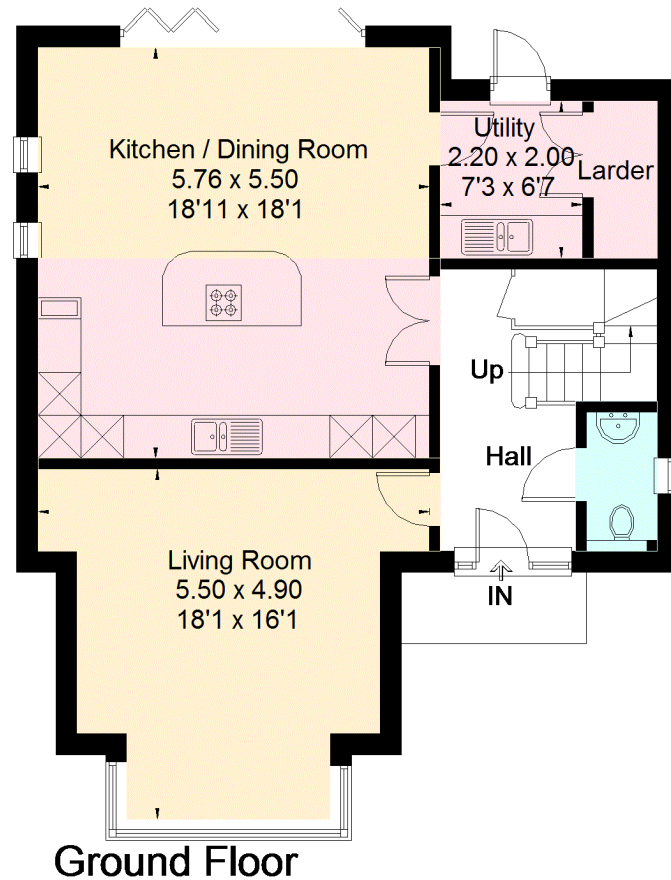


Illustration for identification purposes only. Not to scale  
Ref: 176415

**FOR CLARIFICATION** We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars.

