Carter & May

Drove Cottage Besomer Drove, Lover

Guide Price £625,000

Drove Cottage Besomer Drove

Lover, Salisbury

The Property

Carter & My are delighted to offer for sale this substantial four-bedroom detached family home, peacefully set on the northern fringe of the New Forest National Park. The property boasts a pleasing rural location with access to countryside walks from its doorstep. The accommodation is well-proportioned throughout, with a range of versatile spaces that can be catered to a prospective buyer's requirements.

Entering the property there is a large porch which provides space for coats and shoes before entering the home. The property has flexible living accommodation throughout. To the right hand side and centre of the property you have the living space. The heart of the home is undoubtedly the impressive open-plan kitchen/dining room, a superb contemporary space designed for both everyday living and entertaining. The kitchen is fitted with a comprehensive range of modern wall and base cabinetry with adjoining work surfaces and integrated appliances including double ovens, an induction hob, dishwasher and under-counter fridge. Large windows and patio doors provide excellent natural light and a strong connection to the garden.
The dining area comfortably accommodates a family dining table and flows seamlessly into an additional sitting area with a bay window and glazed doors opening onto the rear terrace, creating a wonderfully sociable arrangement.

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Beyond this lies the principal sitting room, an elegant dual-aspect reception room featuring a fireplace with fitted shelving and cabinetry to either side, creating a warm and inviting atmosphere. In addition, there is a further flexible reception space with patio doors to the garden, ideally suited as a study, reading room or home office. The property furthermore has a useful utility room, cloakroom and adjoining boot room providing additional storage, appliance space and secondary access to the front garden.
To the left hand side of the property there are two double bedrooms and a shower room. The principal bedroom is a great size double room overlooking the rear garden and benefits from an en suite bathroom. The further double bedroom is served by a ground floor shower room.

On the first floor are two further well-proportioned double bedrooms, both benefitting from useful storage and served by a family bathroom fitted with a bath and shower above.

Drove Cottage represents an excellent opportunity to acquire a beautifully positioned and highly versatile family home within an exceptional village setting, combining peaceful countryside living with excellent connectivity and access to the New Forest National Park. The property is offered with NO FORWARD CHAIN AND MUST BE VIEWED.

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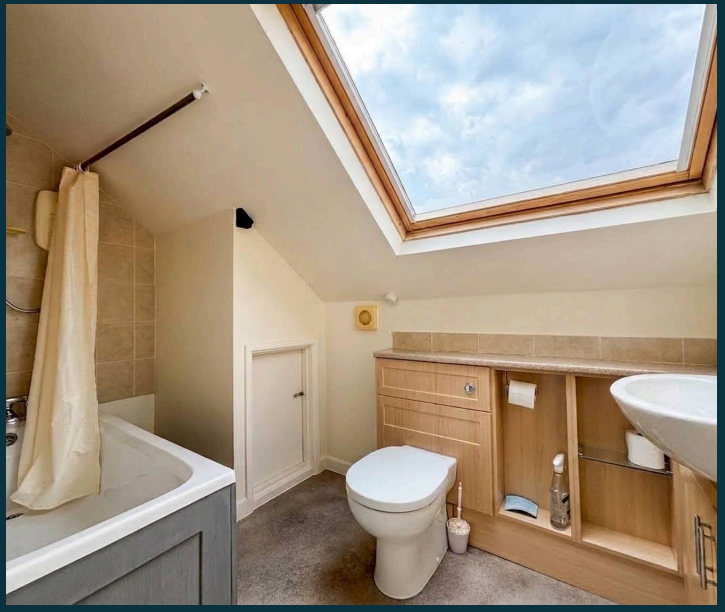
Outside

Leading to the outside if the property. The house is approached via timber gates opening onto a generous private driveway, providing parking for several vehicles alongside access to the detached garage. Mature hedging and established planting create a strong sense of privacy, while the attractive front garden is thoughtfully landscaped with lawns and well-stocked borders.

The rear garden is a particular feature of the property, enjoying a high degree of privacy and attractive outlooks over adjoining fields beyond. Thoughtfully landscaped and beautifully stocked with mature planting, the garden offers a generous patio terrace ideal for al fresco dining and entertaining, alongside lawned areas and established borders. A garden shed provides further practical storage.

- NO FORWARD CHAIN
- 4 BEDROOMS
- 3 RECEPTIONS ROOMS
- LARGE PLOT
- AMPLE OFF ROAD PARKING AND GARAGE
- SOUGHT AFTER LOCATION



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Location

Located within the New Forest National Park, the village of Lover is close to local facilities at Redlynch and Morgans Vale which include a post office, convenience store, public houses, churches and village schools. Downton, about 3 miles distance, has a wider range of educational and recreational facilities. Salisbury is about 8 miles to the north and has a railway station with links to Southampton, London Waterloo, Bath, Bristol and Exeter. To the south junction 1 of the M27 is about 10 miles away and gives good road links to the M3 and London. The property is also within the catchment area of Salisbury grammar schools.

Kitchen
9' 10" x 14' 2" (3.00m x 4.31m)

Dining Room
9' 6" x 21' 2" (2.90m x 6.46m)

Living Room
15' 3" x 13' 5" (4.65m x 4.10m)

Sun Room
5' 9" x 11' 9" (1.75m x 3.57m)

Bedroom 1 (Ground Floor)
10' 10" x 15' 1" (3.30m x 4.60m)

En-suite
9' 6" x 7' 5" (2.90m x 2.26m)

Bedroom 2 (Ground Floor)
12' 2" x 10' 4" (3.72m x 3.14m)

Shower Room
6' 5" x 5' 4" (1.95m x 1.63m)

Ulility Room
9' 6" x 6' 7" (2.90m x 2.01m)

Bedroom 3 (First Floor)
14' 9" x 12' 3" (4.50m x 3.73m)

Bedroom 4 (First Floor)
14' 9" x 10' 4" (4.50m x 3.15m)

Garage
16' 9" x 12' 1" (5.10m x 3.68m)

Drove Cottage Lover Salisbury SP5 2PN

Approximate Gross Internal Area = 2115 sq ft - 196 sq m
Garage Area = 202 sq ft - 19 sq m

Garage Ground Floor First Floor

Illustration for identification purposes only, measurements are approximate, not to scale.

Carter & May

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