



# HARBRIDGE COURT

SOMERLEY

OFFERS IN THE REGION OF £1,450,000









# HAREFIELD HOUSE

HARBRIDGE COURT, SOMERLEY, HAMPSHIRE, BH24 3QG

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Forming part of what was originally an Eighteenth Century model farm designed by the reputable neo-classical architect Samuel Wyatt, Harbridge Court was converted into nine residential dwellings in the late 1990s, each one individual styled and discretely positioned from its neighbours. This being particularly the case with Harefield House which enjoys a delightful southerly aspect over its private gardens and paddock together with direct access onto Harbridge Court's walled sunken garden which is owned by the residents of the development for their own exclusive use complete with topiary, box hedging, lavender borders and rose beds together with seating providing a most delightful spot to while away the hours particularly on summer evenings and creating a perfect back drop to this unique and very special setting.

The historic Somerley Estate with its plethora of foot paths and bridleways is an ideal environment for walkers, riders and cyclists as well as those with a love of nature and the countryside. Somerley Park Golf Club is very close by as well as facilities for game and coarse fishing. Amenities can be found at the market towns of Ringwood and Fordingbridge whilst the A31 is only a short drive providing ease of access onto the M27, Southampton and Bournemouth both with their regional airports and mainline railway stations. The cathedral cities of Salisbury and Winchester are within a comfortable drive whilst the New Forest and the Coast are also on the door step. The area is also renowned for its wealth of educational, recreational and cultural amenities.



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A stunning country house style residence providing an impressive range of beautifully presented accommodation with exceptional ground floor living space whilst benefitting from a number of exquisite features. Set in grounds of approximately 2.7 acres, a stunning oak framed outbuilding approaching 1,200 square feet insulated and double glazed with both water and power supply provides for a variety of uses, subject to the relevant consents. This striking home enjoys a most secluded and private position within this exclusive enclave of converted Georgian outbuildings on the fringes of the historic Somerley Estate.

Harefield House was acquired by our clients in 2000, at which time they then embarked upon a further programme of renovation and extension, all of which has been carried out to a meticulous standard resulting in a truly outstanding family home that encompasses exceptional entertaining/reception rooms and which would suit both growing families as well as professional couples. Given the extremely secure environment the property enjoys, it would also work equally well as either a main or second home.

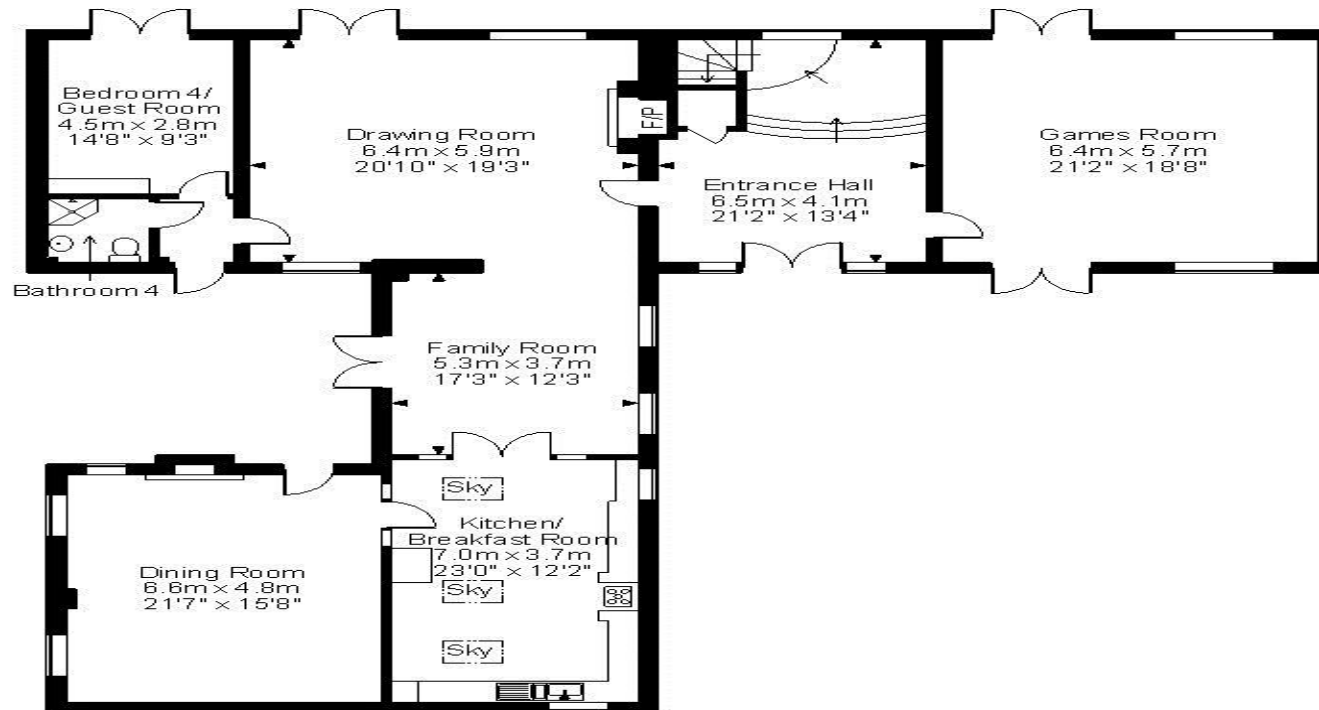
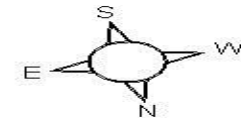
## SUMMARY OF FEATURES

- Security alarm system
- Double glazing
- Beautifully presented and elegantly styled interior with a wealth of stunning features
- Hand crafted kitchen cabinets with integrated appliances
- Beautifully fitted sanitary ware throughout
- Impressive ground floor living space with exceptional and very versatile reception space
- Ground floor bedroom wing with separate entrance
- Light and airy interior
- Superb master bedroom suite with fully fitted dressing room and opulent bathroom with Villeroy & Boch fittings and Valencia marble tiling
- Beautifully landscaped gardens
- Adjoining field
- Secure environment within historic and exclusive setting
- Easy access to main roads, motorways and rail links

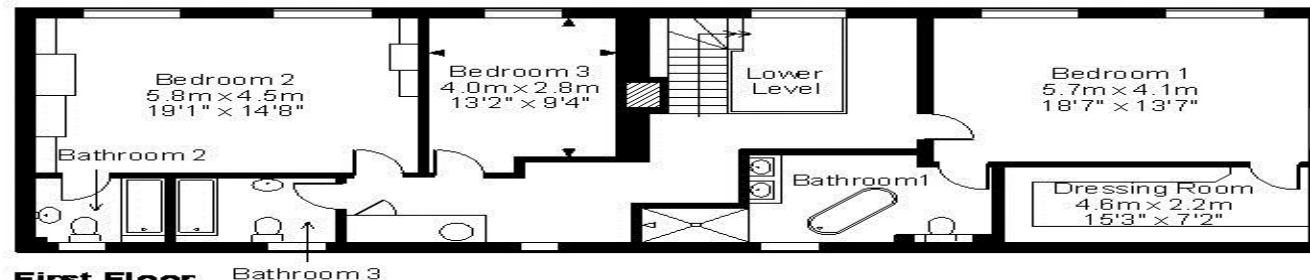




**Harefield House, Harbridge Court, Somerley, Ringwood**  
**Approximate Gross Internal Area**  
**Total = 3493 Sq Ft/324 Sq M**



**Ground Floor**



**First Floor**

**FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE**

The position & size of doors, windows, appliances and other features are approximate only.

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## GENERAL INFO

**TENURE:** Freehold

**SERVICES:** Mains water and electricity. Oil fired central heating. Shared private drainage.

**LOCAL AUTHORITY:** New Forest District Council – tax band G

## DIRECTIONS

From our office in Burley turn left away from the village centre heading in a north-westerly direction along the Ringwood Road and turning left onto the A31 towards Ringwood. Continue on the A31 for approximately 3.5 miles exiting after the turning for Ringwood and Salisbury, signposted to Matchams and Verwood. Continue for approximately three-quarters of a mile, turning right signposted for Alderholt and after approximately 2 miles at the first marked bend turn left into Harbridge Court which is shortly after the turning right into Somerley Park Golf Club. Take the left hand fork before the grass island and the entrance to Harefield House can be found immediately at the end of the drive.

## VIEWING STRICTLY BY APPOINTMENT

**T: 01425 403600**

**E: [burley@penyards.com](mailto:burley@penyards.com)**

The Estate Office, Ringwood Road, Burley, BH24 4BS

