

Broadwater Avenue
Lower Parkstone
POOLE, BH14 8QJ



A well presented, extended detached 3 bedroom bungalow, pleasantly situated in the much requested location of Conifer Park, within Baden Powell school catchment area.

Offers In Excess Of £539,000 - No forward chain





SITUATION & DESCRIPTION

Lower Parkstone one of Poole's most sought after locations situated between Poole and Bournemouth and is short distance from Ashley Cross, Lilliput and Canford Cliffs Village. Close by amenities include schools, doctors' surgeries, restaurants, bars and Parkstone Train station giving mainline access to London Waterloo. The beaches of Sandbanks and Canford Cliffs are a short distance away.

This well presented, spacious and extended three bedroom detached bungalow is set at the end of a row, offering open space adjacent and opposite.

The property has recently undergone renovations offering newly fitted bathroom, cloakroom and carpets throughout and whilst is an ideal purchase for a retired couple it is equally a sensible size home for a young family.

This beautifully presented bungalow is approached via a block paved driveway leading to a side entrance door, giving access to a hallway with a built in storage cupboard and adjoining cloakroom.

The kitchen has been extended to offer a spacious open plan kitchen/breakfast room, with a range of built in units and cupboards, integrated appliances to include fridge freezer, double oven and electric hob with extractor hood over, additional space for washing machine and tumble dryer. A large picture window and sliding doors, which lead directly onto the rear garden, give this room a light and spacious feel.

The lounge is positioned to the rear of the bungalow, providing a southerly aspect with ample space for lounge and

dining furniture, with direct sliding door access to the garden terrace.

There are two good sized double bedrooms, a further third bedroom/study and a refurbished bathroom.

Outside, the front of the property is block paved, offering ample parking leading to a single garage with electric up and over door, power and light.

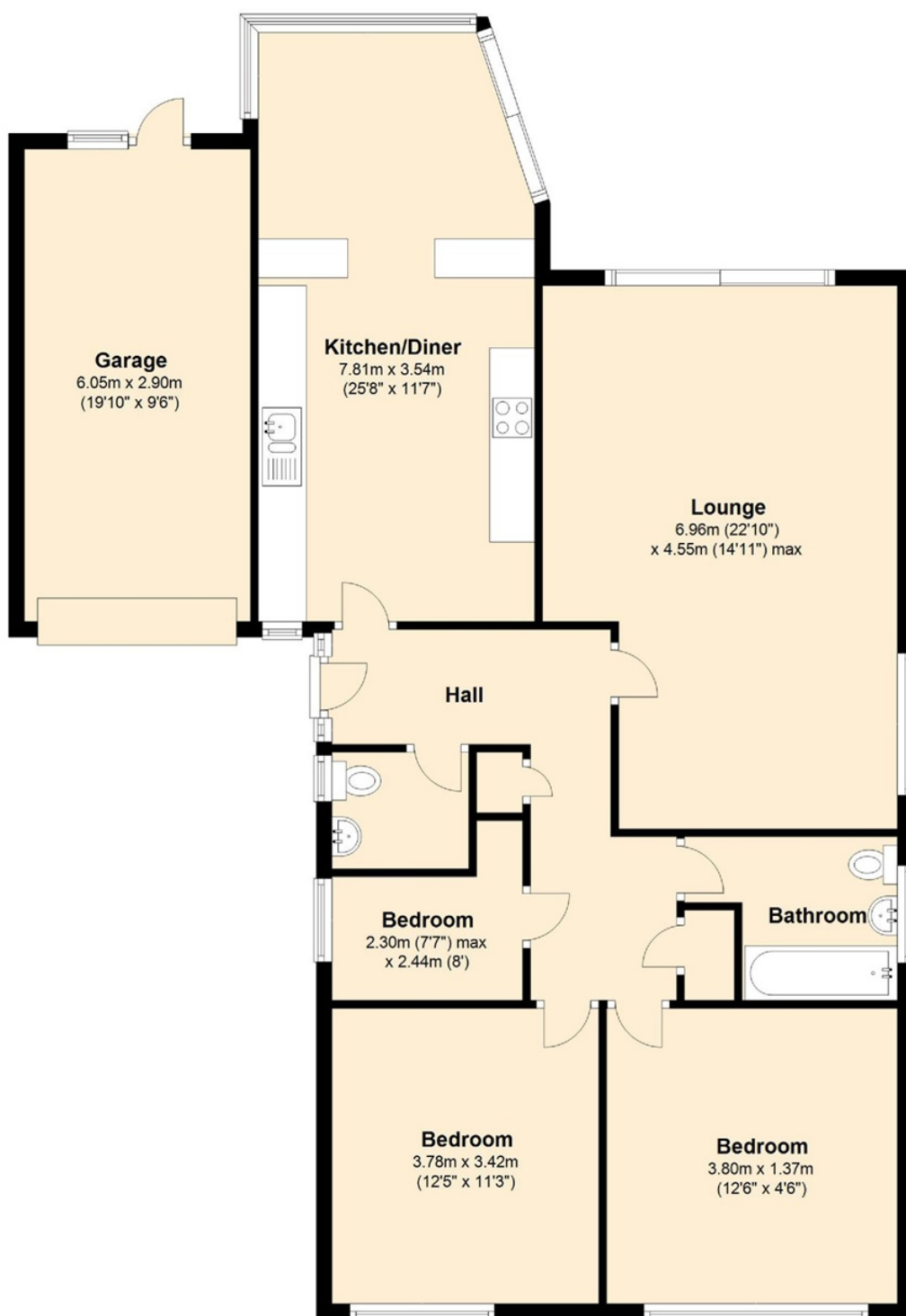
Side gate gives access to south facing rear garden initially laid to an area of patio, ideally suited to al fresco dining and is accessible directly from both the kitchen/breakfast room and the lounge/dining room. A further raised area of lawn is enclosed with a combination of mature hedging, shrubs and panelled fencing.

This home is available with immediate vacant possession and offers both gas central heating and UPVC double glazing.

- A well presented extended detached bungalow
- Spacious kitchen/breakfast room
- Southerly aspect lounge/dining room
- Three bedrooms
- Bathroom and separate WC
- Front and rear gardens
- Garage and driveway
- Double glazing
- No forward chain

Ground Floor

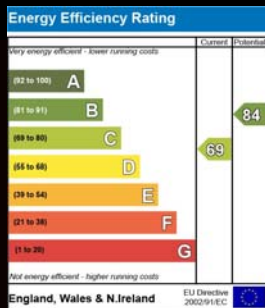
Approx. 120.5 sq. metres (1296.8 sq. feet)



Total area: approx. 120.5 sq. metres (1296.8 sq. feet)

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Plan produced using PlanUp.



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