



*Asking Price*

**£345,000**

NEWMANS CLOSE, WIMBORNE BH21 1XA

Freehold



- ◆ TWO BED TERRACE
- ◆ RIVER VIEWS
- ◆ WALKING DISTANCE OF TOWN CENTRE
- ◆ NEWLY DECORATED THROUGHOUT
- ◆ SHORT DISTANCE TO OPEN COUNTRYSIDE
- ◆ GAS CENTRAL HEATING
- ◆ ALLOCATED PARKING SPACE
- ◆ FULLY FITTED KITCHEN
- ◆ ENCLOSED REAR GARDEN



A delightful, modern, terraced, two bedroom home set on the banks of the River Stour on the outskirts of Wimborne, with one allocated parking space and fully enclosed garden with patio area.

## Property Description

Riverview is a modern, terraced property set on the banks of the River Stour on the outskirts of the pretty market town of Wimborne Minster, a short distance away from the open countryside and the abundant walks available in this area of Dorset. Only 10 minutes walk to a large Waitrose supermarket or a Marks & Spencer food store within a BP garage. Within 100 yards of an excellent play area for the children and boat hire for the River Stour. Wimborne square can be reached within 15 minutes and has an abundance of shops, restaurants and quality bars. A hallway leads to the fully fitted kitchen and the cosy sitting/dining room, which has French windows opening out to the enclosed rear terrace; this has uninterrupted views across a meadow to the River Stour just 30 yards away. From the living area, stairs lead up to the two bedrooms (the double with excellent river views and an ensuite shower-room) and the family bathroom. Newly Decorated throughout in neutral tones and with all new lounge and bedroom furniture throughout.





## Gardens and Grounds

Riverview provides an ideal base from which to explore the New Forest National Park, the Jurassic Coast World Heritage Site and Poole Bay, as well as the cities of Salisbury and Bournemouth. Fishing available on the Dorset Stour to the rear of the house and within 75 yards there is a small boat hire facility open between March and October.

## Location

Wimborne is a vibrant and thriving market town in East Dorset with a comprehensive mix of shopping facilities, restaurants, and attractions to appeal to everyone. Easily accessed by car from all directions via the A31, A35 and B3081 Wimborne has great public transport links to Bournemouth, Poole and surrounding areas including a comprehensive network of bus routes. Wimborne is immersed in a varied history, preserved and on-show in the c.705 AD Minster Church of Cuthburga with its chained library which is one of only four world-wide. The beautiful twin towers of the Minster provide an elegant backdrop to the town's historic architecture and alongside The Priest's House Museum & Gardens, Wimborne Model Town dating back over 50 years and the 1930's Art Deco Tivoli theatre, combine to make Wimborne a popular tourist attraction. Wimborne is well served by an excellent range of services for residents including doctors, a local hospital, a pyramid of sought-after schools and strong health and social care. Leisure facilities are well catered for and the town is within easy access to the county's areas of outstanding natural beauty offering miles of bridleways, footpaths and coastal routes to explore.



Heating: Gas fired

Glazing: Double glazed

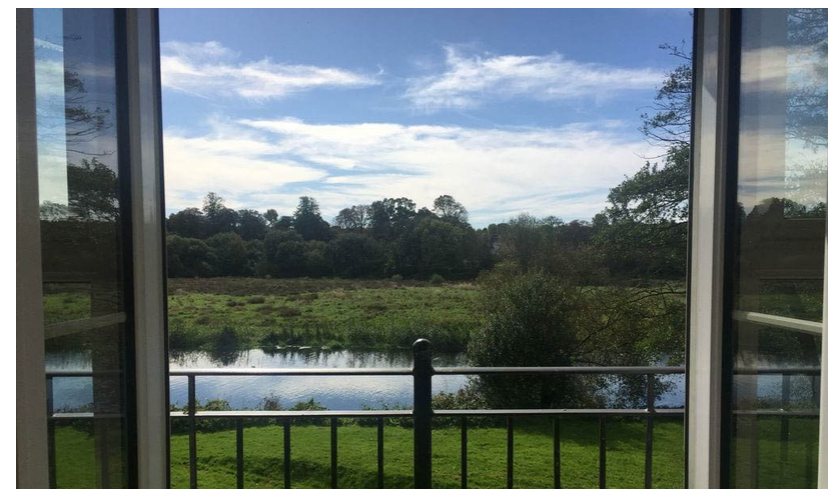
Parking: One allocated space

Garden: Rear Garden

Main Services: Electric, drains, water, gas

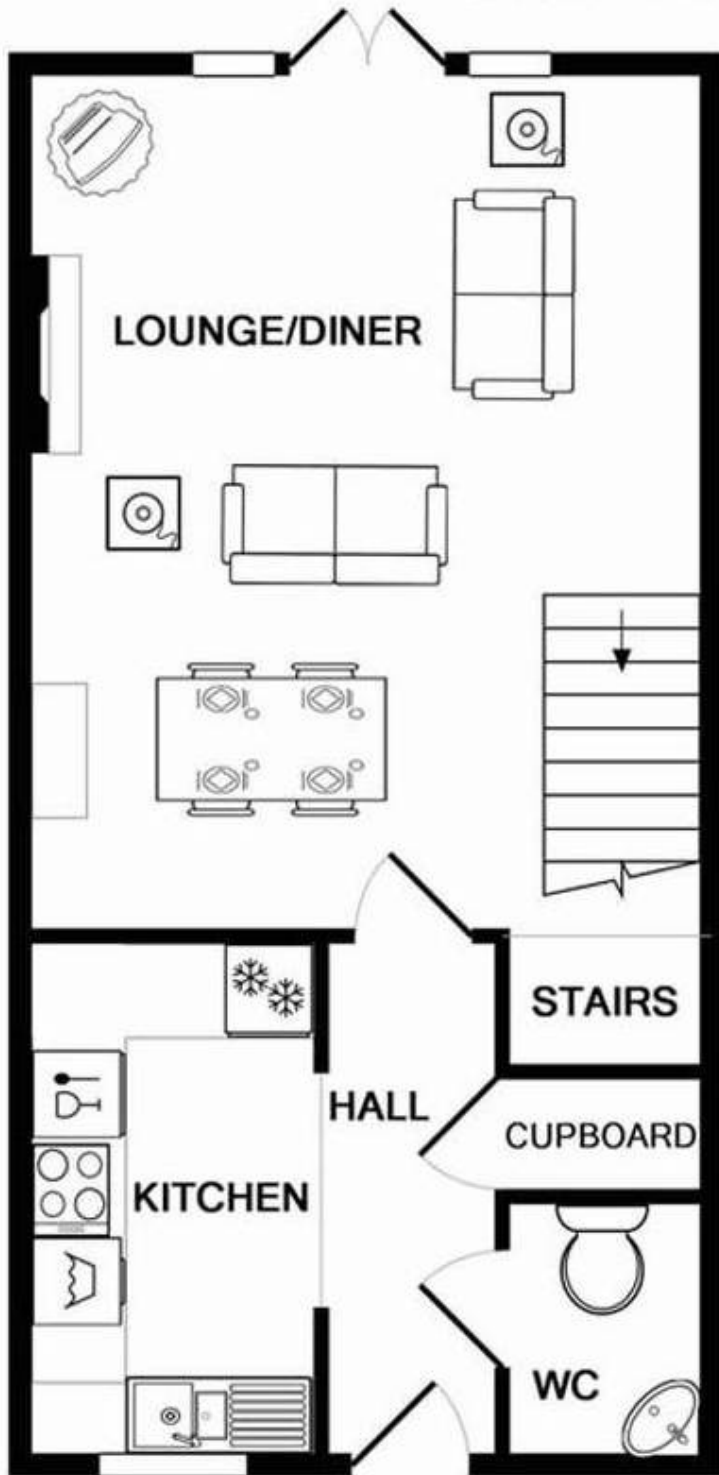
Local Authority: Dorset Council

Council Tax Band: C

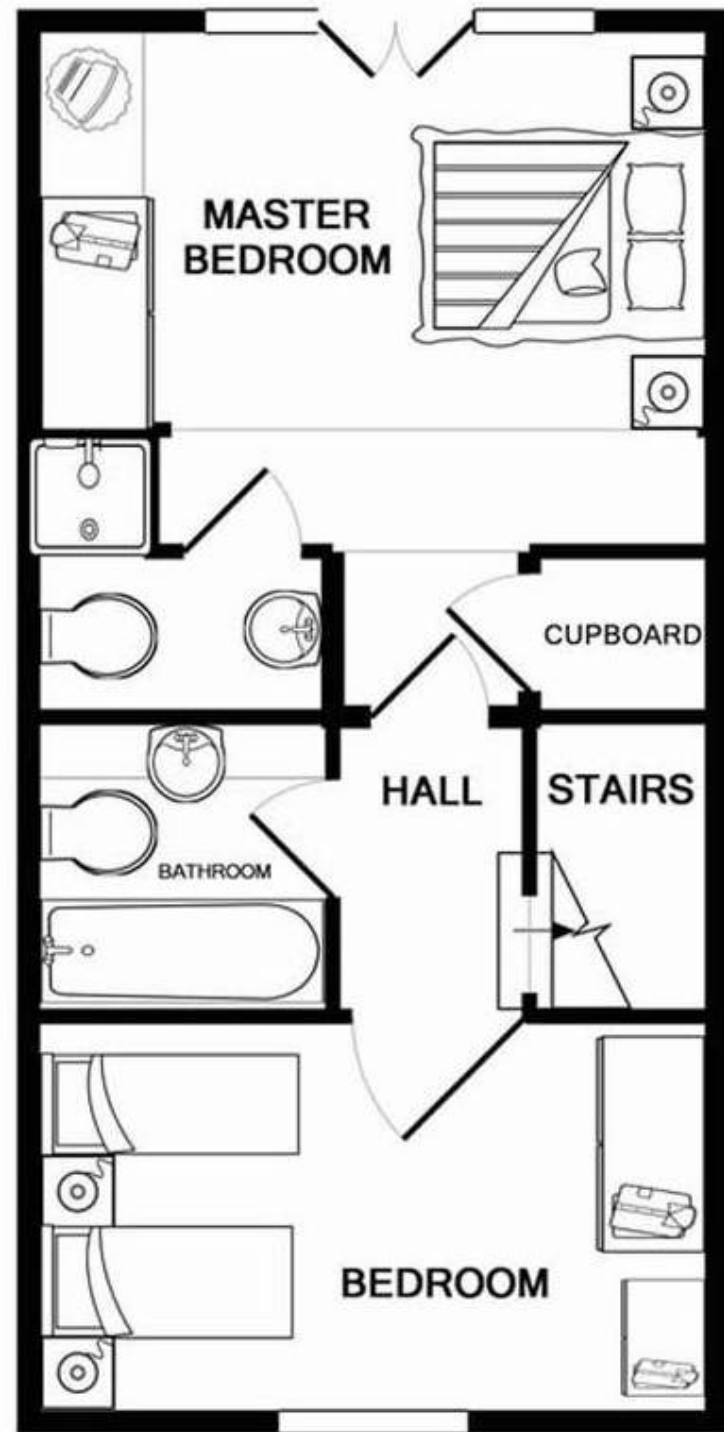


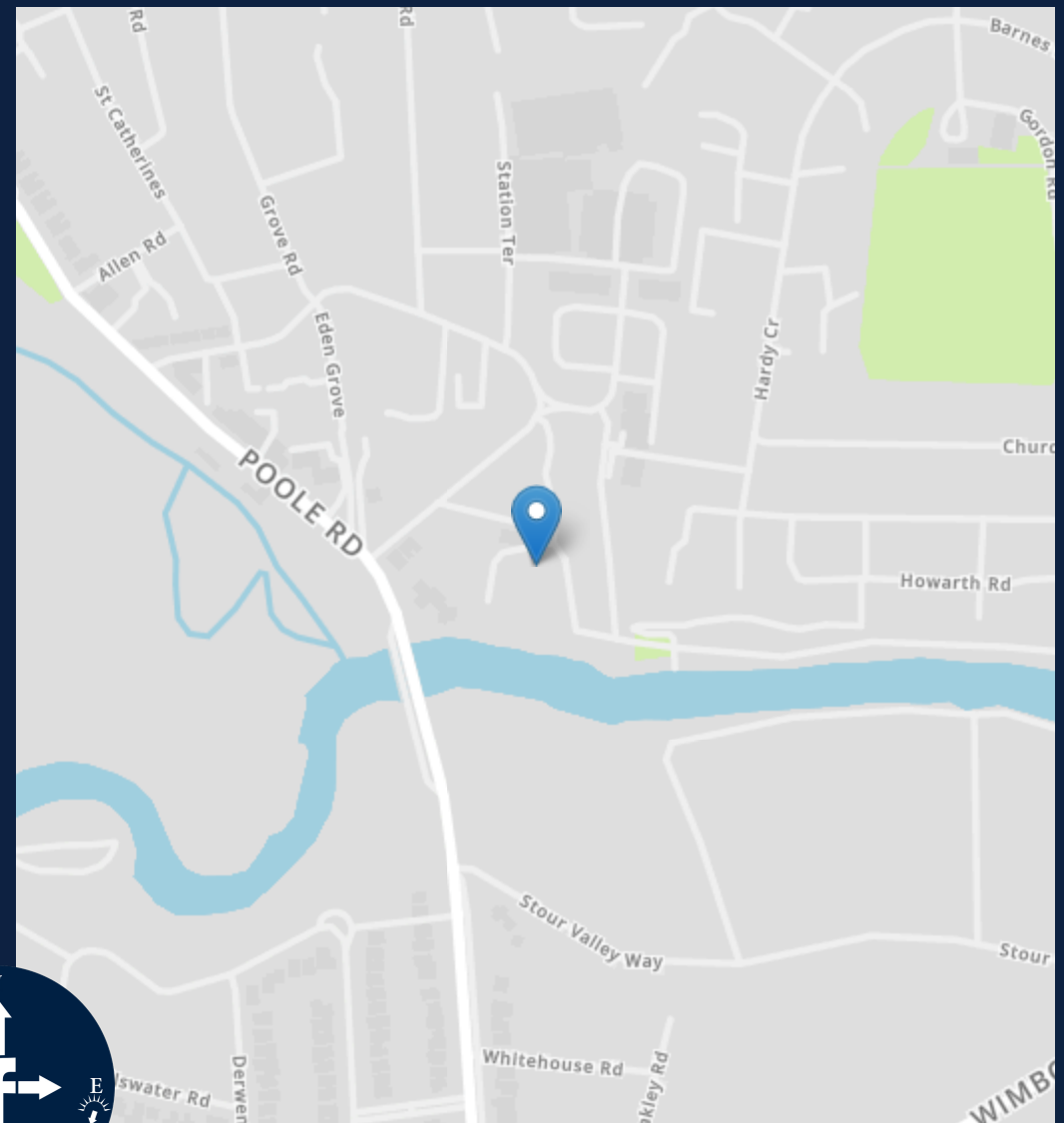
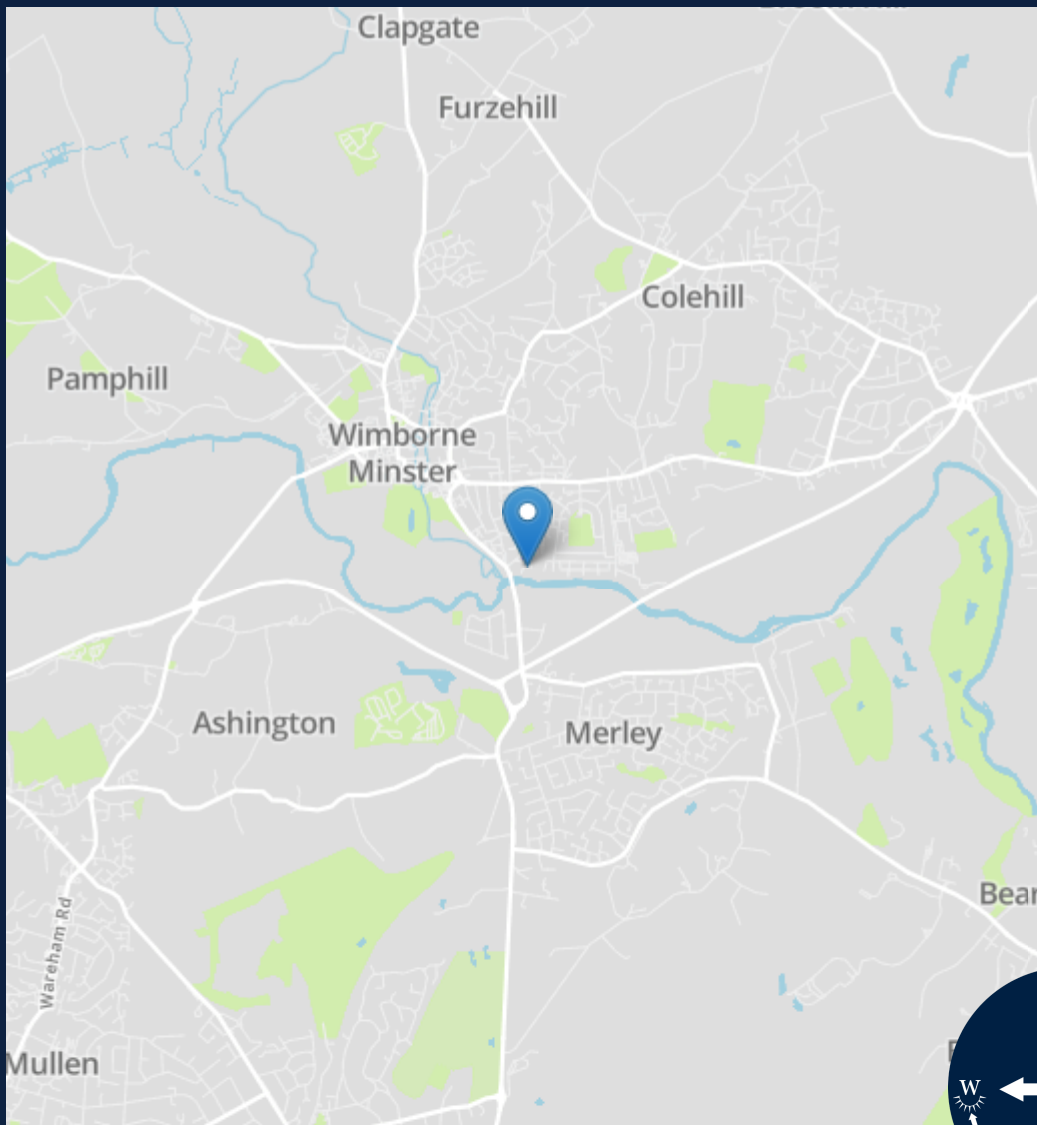


GROUND FLOOR



1ST FLOOR





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