

**58 Cornelia Crescent, Parkstone,  
Poole, Dorset, BH12 1LU**



**HEARNES**

WHERE SERVICE COUNTS



# 58 Cornelia Crescent, Parkstone, Poole, Dorset, BH12 2LU

## Freehold Price £300,000

First time to the market since it was built in 1958! A detached 2 double bedroom bungalow, with generous accommodation, set on a quiet cul de sac with a 70' rear westerly facing garden and garage. The owners have made improvements over time, however, offers excellent potential for personalisation and some modernising. There is a generous entrance hall, good size lounge with doors out to the garden, 2 good size bedrooms and a kitchen/breakfast room with integrated appliances. It further offers gas central heating, double glazing and driveway with parking for 3 cars. This bungalow has a very private wooded outlook and the owners commented on the array of birds and wildlife that have grown to enjoy their garden.

- First time to the market since it was built in 1958!
- Detached 2 double bedroom bungalow
- Lounge with attractive fire surround and gas fire with patio doors out the rear garden
- Modern kitchen in a range of ivory/light cream Shaker style units with wooden work tops over, tiled splashbacks and fitted with integrated 4 ring gas hob, double oven, fridge/freezer and freestanding washing machine. Walk in larder cupboard and there is a space for a breakfast table
- 4 piece bathroom to include a bath and separate shower
- Gas central heating and double glazed windows
- The property is screened from the road by a thick hedge and has a block paved driveway with parking for 3 cars
- Garage
- 70' westerly facing garden that enjoys the afternoon and evening sunshine. The rear garden slopes away having steps and a solid handrail down to a rear, enclosed sun patio, further steps down to a wild garden. The garden has been cut back in parts, however, would benefit from further landscaping
- Vacant and sold with no forward chain

The property is in a secluded setting near the end of Cornelia Crescent which is an attractive road of established detached houses and bungalows. It is convenient for both Poole and Bournemouth town centres and has excellent local shopping facilities close by in Ashley Road as well as the Sainsbury's superstore within a mile. At the end of the road is a walkway down to Surrey Road where the Coy Pond Gardens lead into the Upper and Lower Gardens with the beach and sea a little further on. Access to Talbot Heath Nature Reserve is within half a mile away for lovely walks and a peaceful setting.

COUNCIL TAX BAND: C

EPC RATE: D

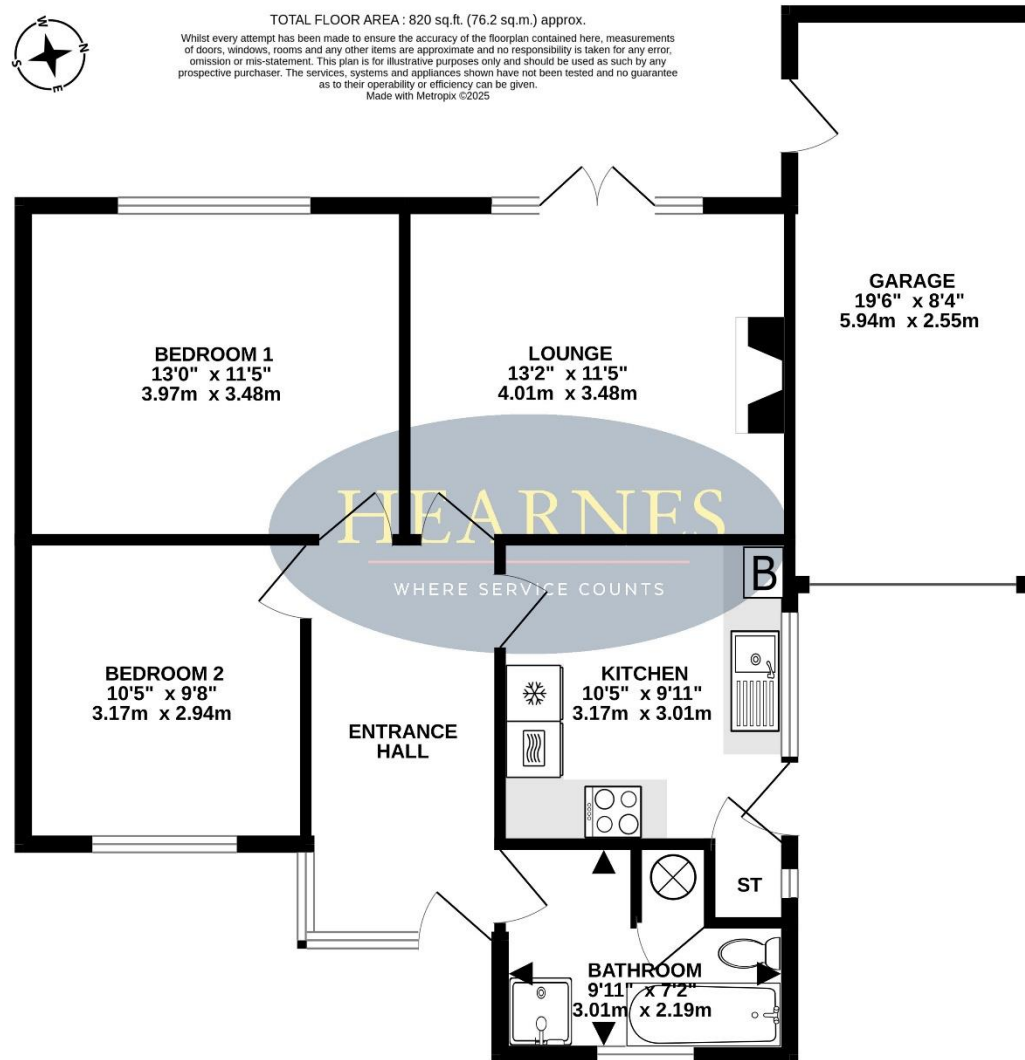
AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearn's Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.





TOTAL FLOOR AREA : 820 sq.ft. (76.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2025



18-20 Parkstone Road, Poole, Dorset, BH15 2PG Tel: 01202 377377 Email: poole@hearnes.com www.hearnes.com

OFFICES ALSO AT: BOURNEMOUTH, FERNDOWN, RINGWOOD & WIMBORNE



