

**Cromwell Road, Parkstone,
Poole, Dorset, BH12 2NW**



HEARNES
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Cromwell Road, Parkstone, Poole, Dorset, BH12 2NW

FREEHOLD PRICE £595,000

One not to be missed! Own a piece of Parkstone history, believed to be one of the first homes to be built in the area and arguably the prettiest cottage in Parkstone. A gardener's dream with a level, sunny plot, where you can while away the hours cultivating a true cottage style garden. Built as a farmhouse and set on a good size plot is this 4 double bedroom, 3 reception room cottage, which has a wealth of features and charm. The present owners have lived at the cottage for 35 years and it has been a wonderful home to raise their family. They have updated it over this time, conscience to retain its original feel and charm. The 3 reception rooms, conservatory and farmhouse style kitchen have been decorated in keeping with the age of the property, including many character features such as wooden floors, fireplaces, beamed ceilings and wooden doors. Set on a generous plot with 2 driveways, parking for 6 cars, carport, large garage, workshop and a level, fully enclosed private rear garden measuring approaching 90' in length x 70'. Positioned in a desirable location on a popular road, with many individual cottages and houses around.



- Arguably the prettiest cottage in Parkstone, oozing with character and charm
- First time to the market in over 35 years
- 4 double bedrooms and 3 reception rooms
- Lounge with log burner and both the lounge and the sitting room have fireplaces with the living area having wooden floors
- Many character features to include stripped wooden doors, floors and fireplaces, beamed ceilings and decorated in a style complementing the cottage
- Conservatory with doors leading to the garden
- Farmhouse kitchen fitted in a range of pale blue shaker style units and complemented by a matching Smeg fridge and range cooker, further offering space and plumbing for dishwasher and washing machine
- Downstairs larder (once a w.c, so could be changed back)
- A gardener's dream! Fabulous, level, southerly facing plot with the rear garden measuring approximately 90'x70' and offering areas of lawn, paths and patios to enjoy with a wealth of plants, trees, shrubs and flowers.
- Garage, large workshop/garden store, greenhouse and a carport
- Off road parking for 6 cars
- Set in Cromwell Road, approximately half a mile to the shops on Ashley Cross and being under 3 miles to both Bournemouth and Poole Town Centres

COUNCIL TAX BAND: D

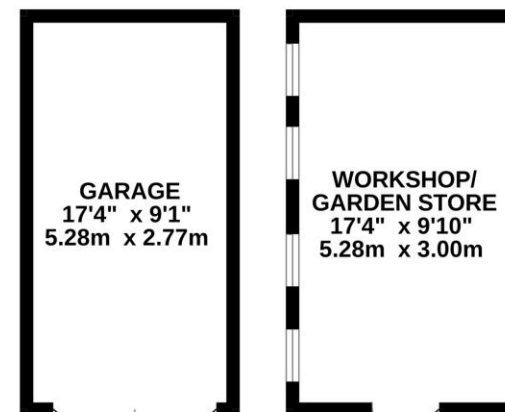
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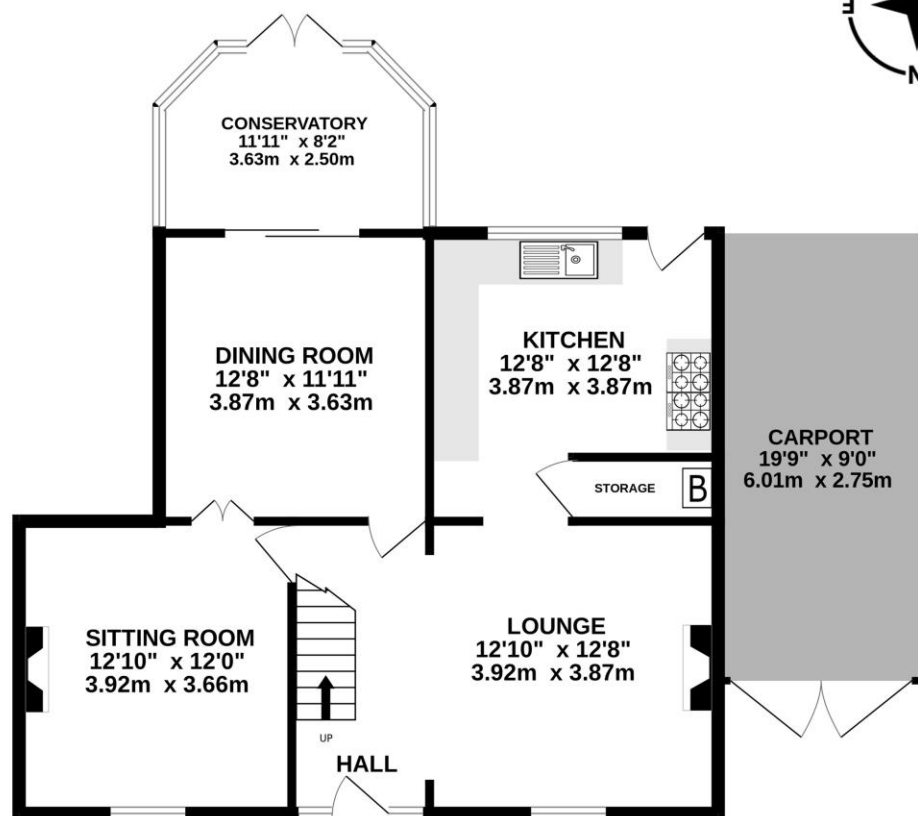
TOTAL FLOOR AREA : 1827 sq.ft. (169.8 sq.m.) approx.

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.

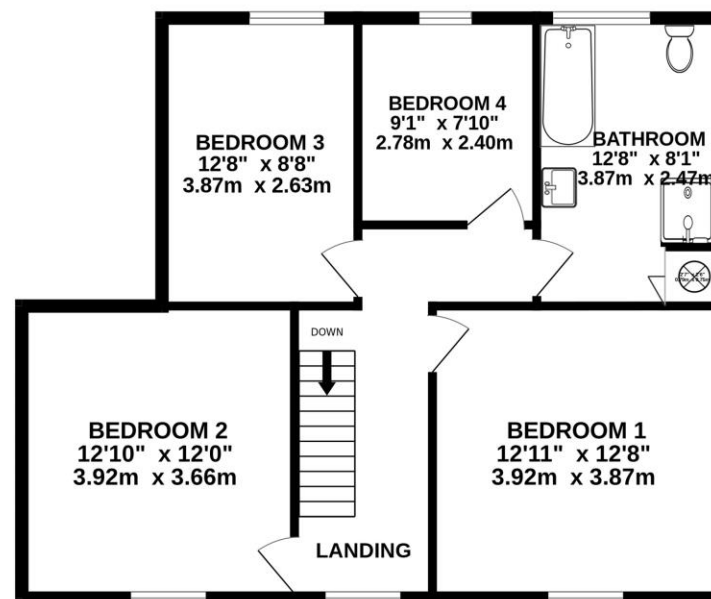
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NOT LOCATED IN EXACT
POSITIONS
328 sq.ft. (30.5 sq.m.) approx.



GROUND FLOOR



1ST FLOOR





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