



24 Oakfield Road, Oakdale, Poole, Dorset BH15 3BG

£385,000 Freehold

A superb three bedroom semi detached house conveniently situated on this residential road in the heart of Oakdale within walking distance from local schools, parks and amenities. Poole Town centre with its array of shopping facilities and central transport links is a short drive away. This well presented home offers over 1000 sq ft of living space and internal viewing is highly advised to appreciate not only its fantastic location but also the accommodation on offer, which comprises: 24' living room, modern kitchen, dining room, study, downstairs cloakroom, two double bedrooms, one single bedroom and family bathroom. Externally the property boasts a good sized low maintenance garden and a feature covered pergola ideal for al fresco dining in the summer months. To the front the ample driveway provides off road parking for multiple vehicles which in turn leads to side access to a large detached garage/outbuilding. Further features include: feature fireplace to living room, water softener, fitted wardrobes to bedroom two, gas central heating and UPVC double glazing. Nearby Schools - Stanley Green Infants (Yards from), Oakdale Juniors, Poole High and St Edwards RC/CoE Secondary.

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323 sq.ft. (30.0 sq.m.) approx.

GROUND FLOOR
633 sq.ft. (58.8 sq.m.) approx.

1ST FLOOR
381 sq.ft. (35.4 sq.m.) approx.



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TOTAL FLOOR AREA : 1336 sq.ft. (124.1 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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Entrance Hall Doors to

Living Room 24' 1" x 10' 5" (7.34m x 3.17m)

Kitchen 14' 11" x 8' 6" (4.55m x 2.59m)

Dining Room 14' 11" x 7' 3" (4.55m x 2.21m)

Study 7' 7" x 5' 5" (2.31m x 1.65m)

Downstairs Cloakroom 5' 5" x 2' 8" (1.65m x 0.81m)

Landing Doors to

Bedroom One 12' 4" x 10' 0" (3.76m x 3.05m)

Bedroom Two 9' 6" x 7' 9" (2.90m x 2.36m)

Bedroom Three 8' 10" x 5' 10" (2.69m x 1.78m)

Bathroom 6' 5" x 5' 10" (1.96m x 1.78m)

Garage/Outbuilding 24' 7" x 17' 4" (7.49m x 5.28m)

Garden Paved

Driveway Ample off road parking

Council Tax Band C



Property Misdescriptions Act 1991
Property details contained herein do not form part or all of an offer or contract. Any measurements are included for guidance only and as such must not be used for the purchase of carpets or fitted furniture. We have not tested any apparatus, equipment, fixtures, fittings or services neither have we confirmed or verified the legal title of the property. All prospective purchasers must satisfy themselves as to the correctness and accuracy of such details provided by us. We accept no liability for any existing or future defects relating to any property.