



65 Primrose Gardens, Creekmoor, Poole, Dorset BH17 7BF

£350,000 Freehold

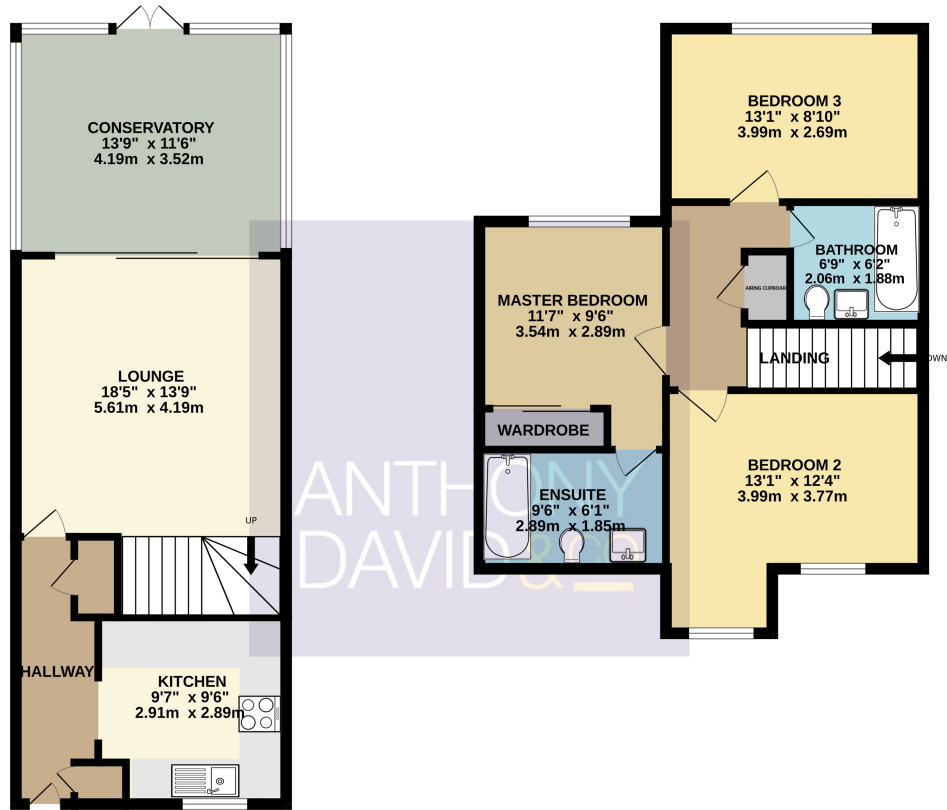
A Beautifully Presented Three Double Bedroom Semi Detached house situated in a quiet location in Creekmoor, close to local schools, amenities and a short walk away from the picturesque Creekmoor Lakes and Nature Reserve. Broadstone Parade with it's array of local shops, bars and eateries is also a short drive away. This family home offers a sizeable lounge as well as a stylish En suite to the master bedroom and a NEW KITCHEN. Further Benefits include; Gas Central Heating, UPVC Double Glazing, Two Allocated Parking Spaces, Built in Wardrobes in the master bedroom and NEW BOILER (2020). Nearby Schools: Hillbourne Primary, Springdale First and both Poole and Parkstone Grammars.

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**ANTHONY
DAVID & CO**

GROUND FLOOR
542 sq.ft. (50.3 sq.m.) approx.

1ST FLOOR
545 sq.ft. (50.6 sq.m.) approx.



TOTAL FLOOR AREA : 1087 sq.ft. (101.0 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

Lounge 13' 9" x 14' 4" (4.19m x 4.37m)

Kitchen 7' 11" x 9' 0" (2.41m x 2.74m)

Conservatory 13' 9" x 11' 6" (4.19m x 3.51m)

Landing

Doors To

Bedroom One 9' 6" x 11' 7" (2.90m x 3.53m)

En Suite 9' 6" x 6' 1" (2.90m x 1.85m)

Bedroom Two 12' 6" x 12' 5" (3.81m x 3.78m)

Bedroom Three 13' 3" x 8' 10" (4.04m x 2.69m)

Family Bathroom 6' 9" x 6' 2" (2.06m x 1.88m)

Two Allocated Parking Spaces

Council Tax Band D



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.