

Plemont Close, Alderney, Poole, Dorset BH12 4JP



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FREEHOLD PRICE £350,000

An attractive 3 bedroom bungalow on a wonderful quiet and secluded plot, backing onto Bourne Valley Nature Reserve. Offering very neat and clean accommodation to include an entrance hall and sitting room with parquet flooring, separate kitchen and wet room. Many of the houses along this side of the road have extended off the back and this home offers the same potential. The garden is fabulous and set over 3 tiers, measuring over a 100' in length. There is a summer house, large patio, central gardens with established trees and plants and a more natural garden to the rear with an area of wildflowers. The rear is enclosed by a hedge, and this could be trimmed back to reveal the wonderful natural outlook. Further offering double glazing, gas central heating and no forward chain.

- 3 bedroom bungalow set in a highly desirable area
- Backing onto part of Bourne Valley Nature Reserve
- 100' tiered rear garden with an abundance of trees, plants, shrubs and flowers
- Stairs from the kitchen leading to a large rear patio
- Sold vacant with no forward chain
- Offering huge potential for extending (subject to planning)
- Garden summer house and shed
- Double glazing and gas central heating
- Wet room
- Parquet flooring in the entrance hall and sitting room with laminate flooring throughout the remainder of the property
- Off road parking for 4 cars with double gates to the side giving access to the rear

Plemont Close is a quiet cul de sac, set at the end of Corbiere Avenue and backing onto the Nature Reserve behind. The main area of the Nature Reserve is approximately less than a 10 minute walk away offering beautiful walks and green areas. Poole Town Centre is approximately 3 miles and Tower Park just over a mile.

COUNCIL TAX BAND: C

EPC RATE: D

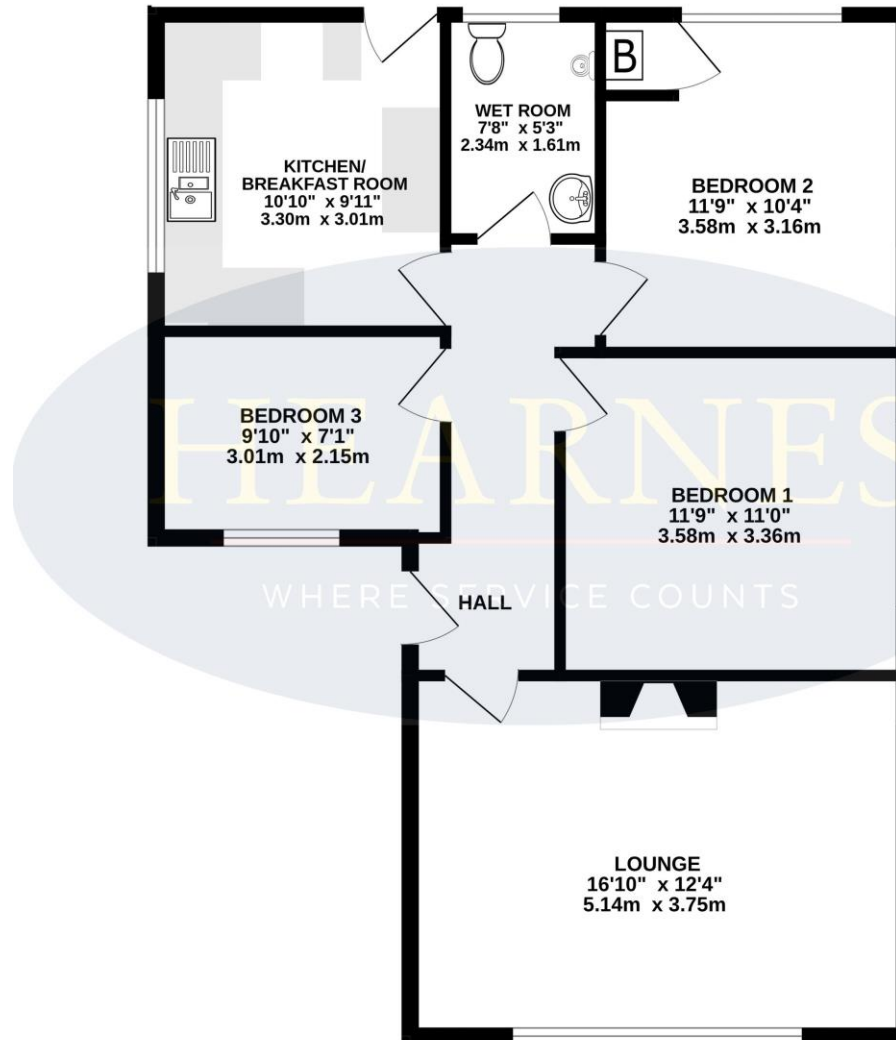
AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearn's Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.





TOTAL FLOOR AREA : 736 sq.ft. (68.4 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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