

Whincroft Drive

Ferndown, Dorset, BH22 9LH



HEARNES

WHERE SERVICE COUNTS



“Immaculately presented bungalow with 100ft private garden in a cul-de-sac and offered with no onward chain”

FREEHOLD PRICE £525,000

This superbly positioned and impeccably presented three double bedroom, one bathroom, one shower room detached bungalow has a 100ft immaculately kept secluded rear garden, detached single garage and driveway providing generous off-road parking.

This light and spacious bungalow enjoys a sought after cul-de-sac location which is conveniently located for the local amenities. The property also comes to the market with no onward chain.

- **Three double bedroom detached bungalow with 100ft private rear garden offered with no chain**
- **Good size entrance porch**
- **24ft Impressive lounge/dining room** with two double glazed picture windows overlooking the front garden, ample space for dining table and chairs and an attractive feature fireplace
- **Modern 24ft kitchen/breakfast room** incorporating ample roll top work surfaces with a good range of base and wall units, integrated five ring gas hob with extractor canopy above, oven, grill, dishwasher, washing machine, fridge and freezer, attractive tiled splashbacks, space for breakfast table and chairs, tiled floor, double glazed window overlooking the rear garden and double glazed door leading out onto the patio area
- **Bedroom one** is a generous size double bedroom with a double glazed window to the front aspect benefitting from three double and two single fitted wardrobes
- **En-suite shower room** finished in a modern white suite incorporating a WC, wall mounted wash hand basin, separate shower cubicle, tiled floor
- **Bedroom two** is also a generous size double bedroom benefitting from fitted floor to ceiling mirror fronted wardrobes, wash hand basin with vanity storage beneath, double glazed window overlooking the rear garden
- **Bedroom three** could also be used as a double bedroom, has a double glazed window to the side aspect and is currently being used as a snug
- **Family bathroom** finished in a modern white suite incorporating a panelled bath with shower over, WC, wash hand basin with vanity storage beneath, partly tiled walls and tiled floor

COUNCIL TAX BAND: E

EPC RATING: D

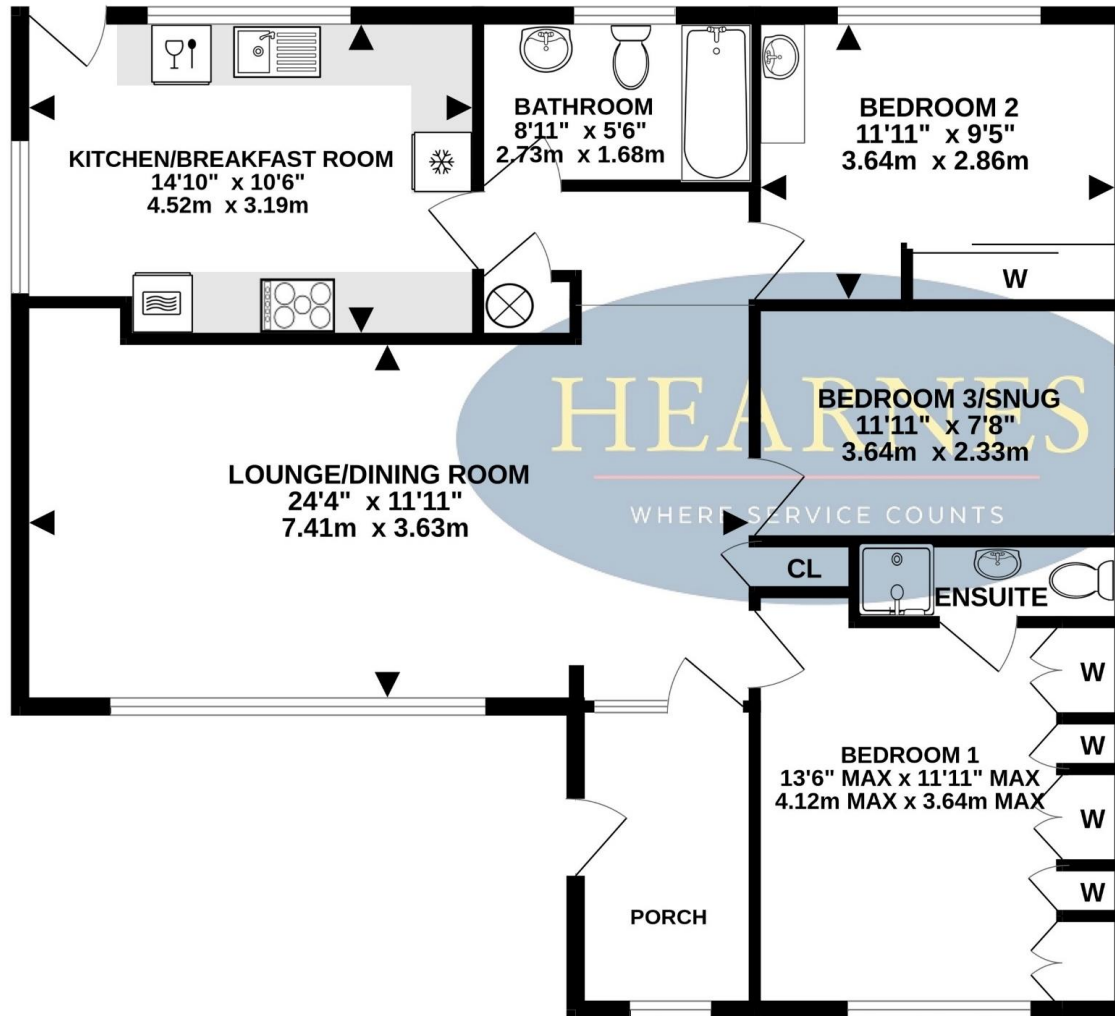




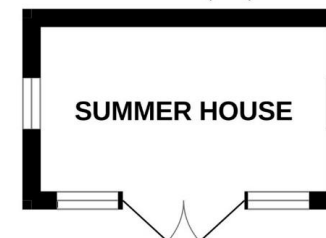
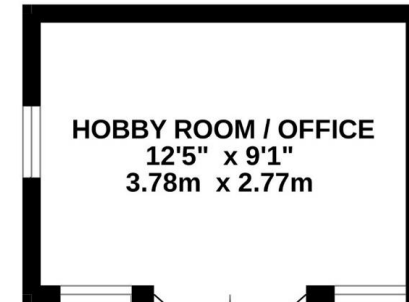
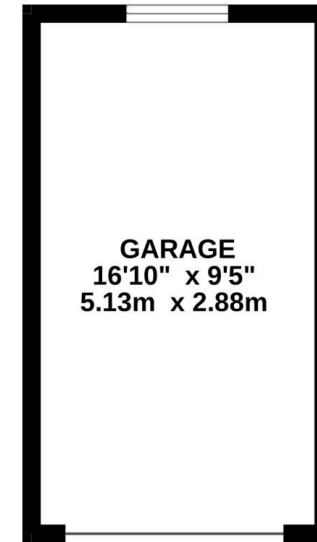


TOTAL FLOOR AREA : 1302 sq.ft. (121.0 sq.m.) approx.

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.
Made with Metropix ©2024



GROUND FLOOR
972 sq.ft. (90.3 sq.m.) approx.



NOT LOCATED IN EXACT
POSITIONS
330 sq.ft. (30.6 sq.m.) approx.





Outside

- The **rear garden** is without doubt a superb feature of the property as it measures approximately 100ft in length, is immaculately kept and offers an excellent degree of seclusion
- Adjoining the rear of the property there is a paved patio and a path leading down to a side gate which opens onto the **side driveway**. There is a good size area of immaculately kept lawn which is bordered by well stocked flower beds. Also within the garden there is a **green house** and a recently constructed **Hobby Room/Office** with light and power. The far section of garden incorporates well stocked flower beds, paved and gravelled seating areas, a further area of immaculately kept lawn and a summer house. The garden itself is fully enclosed by fencing
- A **side driveway** provides generous off road parking and in turn leads up to a **detached single garage**
- **Detached single garage** has a metal up-and-over door, light and power
- There is a good size area of **front lawn** bordered by well stocked flower beds
- **Further benefits include;** double glazing, a gas fired central heating system and security alarm. The property also comes to the market offered with no onward chain

Ferdown's town centre is located less than 1 mile away and offers an excellent range of shopping, leisure and recreational facilities, whilst the market town of Wimborne is located less than 5 miles away



6-8 Victoria Road, Ferndown, Dorset, BH22 9HZ
Tel: 01202 890890 Email: ferndown@hearnes.com



www.hearnes.com Offices also at:
Bournemouth, Poole, Ringwood & Wimborne