



29C Hanham Road, Corfe Mullen, Wimborne, Dorset BH21 3PX

£549,950 Freehold

**** SIMPLY STUNNING **** These beautiful 3 double bedroom detached new build houses are conveniently set back from this popular residential road in Corfe Mullen within close proximity to an array of shops, parks and local amenities. These luxurious homes offers over 1400 sq ft of stylish living throughout and internal viewing is highly recommended to appreciate the exemplary accommodation on offer which comprises: 16' principle bedroom, 13' second and third bedrooms, stylish 24' kitchen/diner, separate utility room, study/playroom and built-in storage for all bedrooms. Externally the property boasts a spacious enclosed rear garden with sun patio, accessible through bi-folding doors from lounge. To the front, these superb properties offer off road parking for 2 vehicles, as well as an electric car charging point. Further features of these magnificent turn-key homes include: integrated appliances to the kitchen including an eye-level Bosch double oven and dishwasher, en-suite to the master bedroom, underfloor heating to downstairs accommodation and radiators upstairs, 10 years builders warranty, photovoltaic solar panels and downstairs cloakroom. Nearby Schools - Rushcombe First, Henbury View First, Corfe Hills, Lockyers Middle and Poole and Parkstone Grammar.

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**ANTHONY
DAVID & CO**

GROUND FLOOR
752 sq.ft. (69.8 sq.m.) approx.

1ST FLOOR
708 sq.ft. (65.8 sq.m.) approx.



TOTAL FLOOR AREA : 1459 sq.ft. (135.6 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 6' 11" x 20' 0" (2.11m x 6.10m)

Kitchen/Diner 24' 0" x 10' 7" (7.32m x 3.23m)

Lounge 15' 10" x 12' 8" (4.83m x 3.86m)

Study/Playroom 12' 8" x 8' 0" (3.86m x 2.44m)

Utility 6' 8" x 4' 1" (2.03m x 1.24m)

Landing 11' 2" x 8' 11" (3.40m x 2.72m)

Bedroom One 16' 0" x 10' 9" (4.88m x 3.28m)

Bedroom Two 13' 0" x 10' 10" (3.96m x 3.30m)

Bedroom Three 12' 11" x 10' 9" (3.94m x 3.28m)

En-Suite 10' 9" x 6' 0" (3.28m x 1.83m)

Bathroom 8' 9" x 6' 8" (2.67m x 2.03m)

WC 6' 1" x 2' 8" (1.85m x 0.81m)

Garden Enclosed

Parking Driveway

Council Tax Band TBC



Property Misdescriptions Act 1991
Property details contained herein do not form part 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.