



110 Stanley Green Road, Poole, Dorset BH15 3AQ

£395,000 Freehold

**** NO FORWARD CHAIN **** A beautifully presented three bedroom detached bungalow situated on this popular road in the heart of Oakdale within close proximity of local shops, schools, doctors surgeries and parks. This immaculate home offers good sized living throughout and internal viewing is a must to appreciate not only its location but also the accommodation on offer, which comprises: open plan living, stylish kitchen area, large conservatory/garden room, separate cloakroom and modern shower room. Externally the property boasts a stunning and extensive garden with lawned area and raised sun patio ideal for al fresco dining in the summer months. To the front the ample brick paved driveway provides off road parking for multiple vehicles which in turn leads to gated side access and detached garage. Further features of this 'absolute gem' include woodburner, fitted blinds to conservatory and bedrooms one and two, fitted wardrobes, security alarm, part boarded loft, regularly serviced boiler, wood store, gas central heating and UPVC double glazing. Nearby Schools - Stanley Green Infants, Oakdale Juniors, Poole High and St Edwards RC/CoE Secondary.

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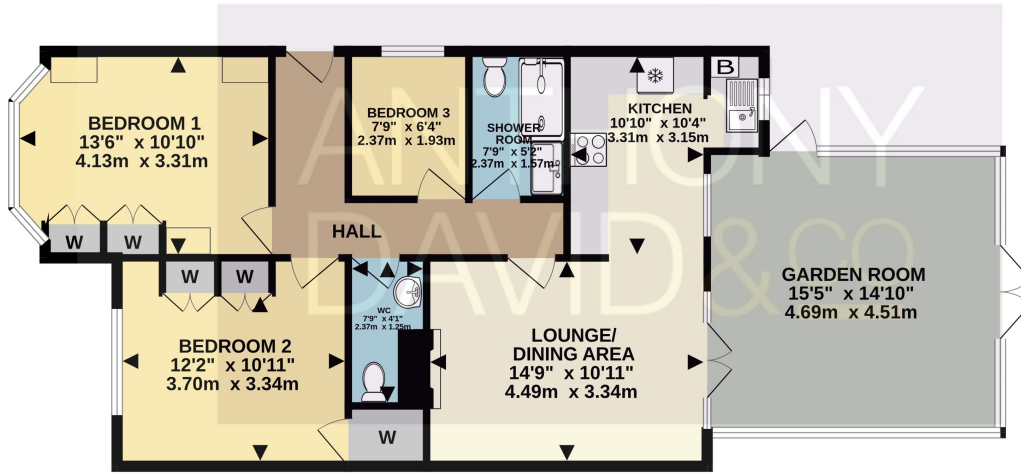
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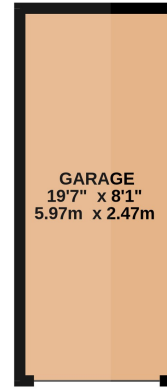
**ANTHONY
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TOTAL FLOOR AREA : 1122 sq.ft. (104.2 sq.m.) approx.

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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GROUND FLOOR
963 sq.ft. (89.5 sq.m.) approx.



NOT LOCATED IN EXACT
POSITION
159 sq.ft. (14.7 sq.m.) approx.

Entrance Hall Doors to

Open Plan Lounge/Diner 14' 9" x 10' 11" (4.50m x 3.33m)

Kitchen Area 10' 10" x 10' 4" (3.30m x 3.15m)

Garden Room 15' 5" x 14' 10" (4.70m x 4.52m)

Bedroom One 13' 6" x 10' 10" (4.11m x 3.30m)

Bedroom Two 12' 2" x 10' 11" (3.71m x 3.33m)

Bedroom Three 7' 9" x 6' 4" (2.36m x 1.93m)

Shower Room 7' 9" x 5' 2" (2.36m x 1.57m)

Separate Cloakroom 7' 9" x 4' 3" (2.36m x 1.30m)

Garage

Garden Extensive

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.