



10 Linden Road, Parkstone, Poole, Dorset BH12 3DS

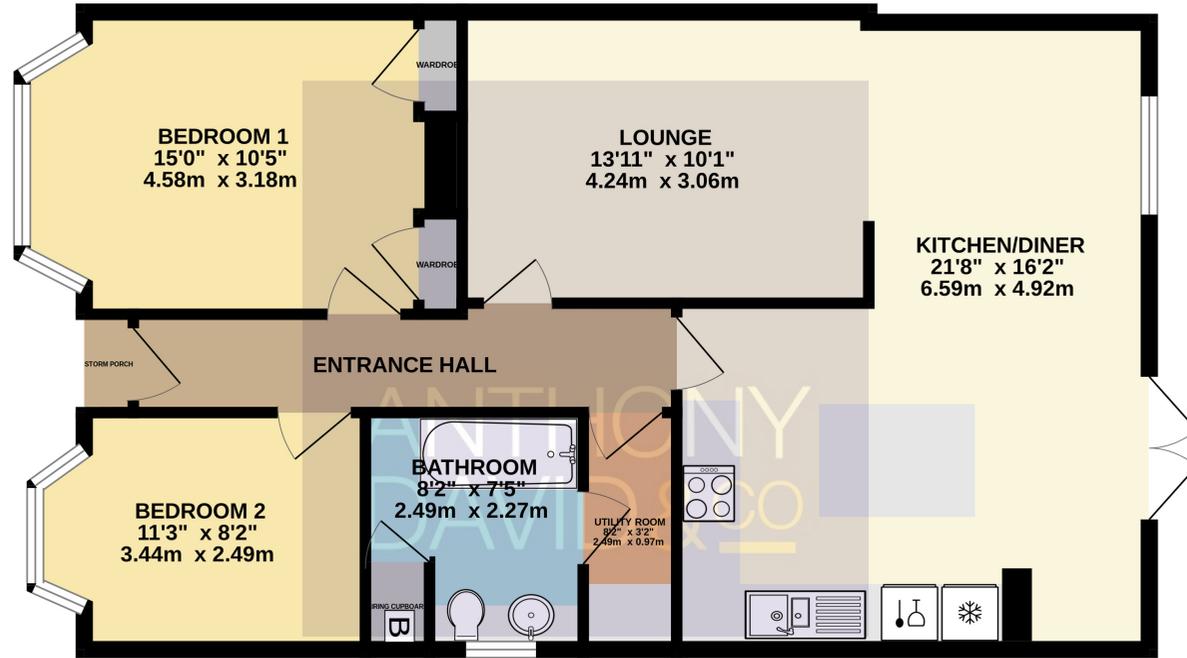
£374,950 Freehold

A superb detached bungalow situated on an elevated plot in this quiet residential road in Parkstone within walking distance of the popular Ashley Road with its extensive range of shops and facilities, Turners recreation ground is also close by. This delightful home has been stylishly modernised by the current owners and viewing is essential to appreciate the accommodation on offer, which comprises: lounge, 21' contemporary/diner, utility room, two double bedrooms and a bespoke bathroom. Externally the property benefits from a tiered rear garden whilst to the front the driveway provides off road parking. Further features of this beautifully presented home include: feature fireplace to lounge, island and integrated appliances to kitchen, fitted wardrobes to bedroom one, gas central heating and UPVC double glazing. Nearby Schools - Livingstone Road Infants and Juniors and Heatherlands Primary.

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ANTHONY  
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**GROUND FLOOR**  
814 sq.ft. (75.6 sq.m.) approx.



Entrance Hall Doors to

Lounge 13' 11" x 10' 1" (4.24m x 3.07m)

Kitchen/Diner 21' 8" x 16' 2" (6.60m x 4.93m)

Utility Room 8' 2" x 3' 2" (2.49m x 0.97m)

Bedroom One 15' 0" x 10' 5" (4.57m x 3.17m)

Bedroom Two 11' 3" x 8' 2" (3.43m x 2.49m)

Bathroom

Garden Tiered

Driveway Off road parking

Council Tax Band C

TOTAL FLOOR AREA : 814 sq.ft. (75.6 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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