



7 Sherwood Avenue, Whitecliff, Poole, Dorset BH14 8DH

£675,000 Freehold

**** LOCATION LOCATION LOCATION **** A stunning three double bedroom detached bungalow ideally situated in this highly sought after road a short stroll from Whitecliff recreation ground with its views over Poole Harbour. Ashley Cross with its array of trendy bars and bistros is also close to hand. This sublime home has been tastefully modernised by the current owners and viewing is imperative to not only appreciate its superb location but also the accommodation on offer, which comprises: lounge, bespoke 'New England' style kitchen/diner, en-suite wet room and contemporary bathroom. Externally the property boasts a Southerly aspect garden (accessed via kitchen and bedroom one) with lawned area and sun patio. To the front the blocked paved driveway provides off road parking for two vehicles. Further features of this must see home include: Wood burner to lounge, integrated appliances and larder cupboard to kitchen, fitted wardrobes to bedrooms one and two, new combination (2021), insulated and boarded loft, new UPVC windows (2021) and gas central heating. School Catchment - Lilliput Infants and Baden-Powell and St Peters Juniors.

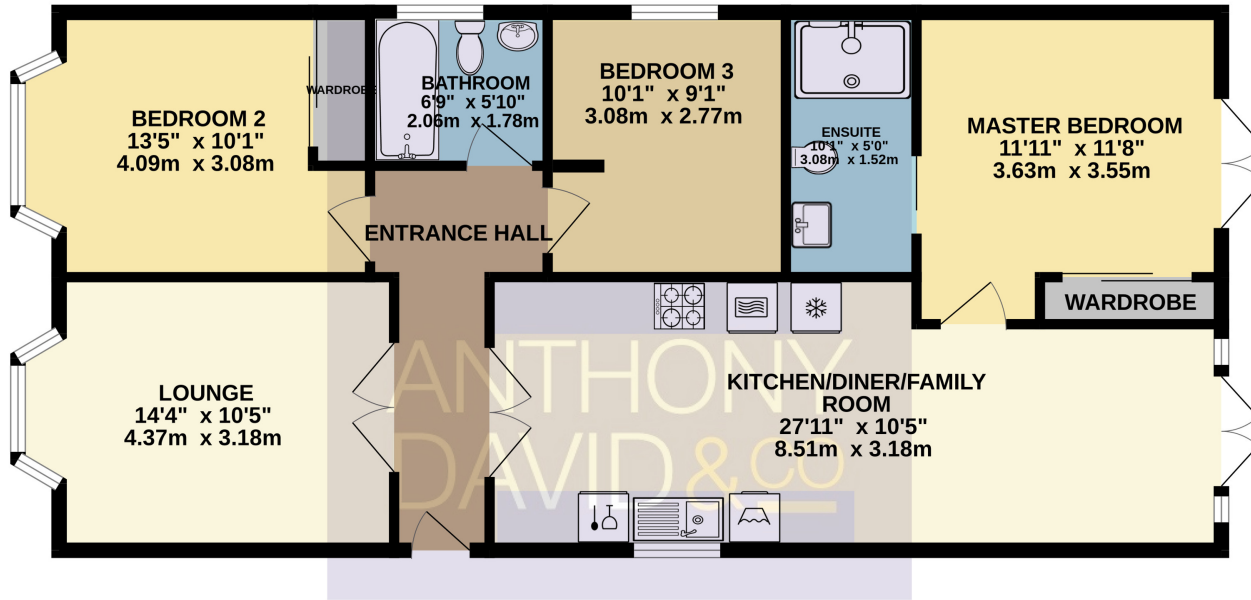
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**ANTHONY
DAVID & CO**

GROUND FLOOR
926 sq.ft. (86.0 sq.m.) approx.



Entrance Hall

Lounge 4.39m x 3.07m (14' 5" x 10' 1") Max

Kitchen/Diner 8.51m x 3.05m (27' 11" x 10' 0")

Master Bedroom 3.64m x 3.36m (11' 11" x 11' 0")

En-Suite Wet Room 3.11m x 1.51m (10' 2" x 4' 11")

Bedroom Two 4.09m x 3.08m (13' 5" x 10' 1") Max

Bedroom Three 3.11m x 2.77m (10' 2" x 9' 1")

Bathroom 2.07m x 1.78m (6' 9" x 5' 10")

Garden Southerly aspect

Council Tax Band D

Agents Note Under the terms of the Estate Agency Act 1979 (section 21) please note that the Vendor of this property has association with Anthony David & Co

TOTAL FLOOR AREA : 926 sq.ft. (86.0 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.
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Property Misdescriptions Act 1991

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