

# Craigwood Drive

Ferndown, Dorset, BH22 8DP



**HEARNES**

WHERE SERVICE COUNTS





Cul-de-sac location



# *“A superbly positioned bungalow with a secluded west facing rear garden, double garage and no chain”*

**FREEHOLD GUIDE PRICE £575,000**

A generous sized and well-maintained three bedroom, one bathroom, one shower room, two reception room detached bungalow with a secluded west facing rear garden, detached double garage and driveway providing generous off-road parking. Tucked away in a peaceful yet sought after cul-de-sac location and offered with no onward chain.

- GUIDE PRICE £585,000 - £595,000
- **A light and spacious three bedroom detached bungalow, with a secluded west facing garden, double garage and no chain**
- Good sized **entrance hall** with a cupboard housing a wall-mounted gas-fired boiler and double doors leading through to the lounge
- Generous sized **lounge** with living flame coal effect gas fire and a window overlooking the front garden
- **Kitchen/breakfast room** incorporating roll top work surfaces, breakfast bar, base and wall units, integrated oven, grill, hob and extractor, recess and plumbing for a washing machine and dishwasher, integrated fridge/freezer, attractive tiled splashbacks, tiled floor, window and door out to the rear garden and a further door leading to the dining room
- **Dining room** with French doors leading out to the rear garden
- **Bedroom one** is a generous sized double bedroom benefitting from an excellent range of fitted furniture to include wardrobes, cupboards over the bed recess, bedside cabinets, dressing table and cupboard storage
- **En-suite shower room** refitted in a stylish white suite incorporating a corner shower cubicle, wc, wash hand basin with vanity storage beneath, fully tiled walls and flooring
- **Bedroom two** is a generous sized double bedroom benefitting from fitted wardrobes, drawer storage and shelving
- **Bedroom three** is a good sized single bedroom, with shelving, currently being used as an office
- Family **bathroom/shower room** finished in a heritage white suite incorporating a corner shower cubicle, corner bath with mixer taps and shower hose, WC, pedestal wash hand basin, fully tiled walls and flooring
- **Further benefits** include double glazing, a gas-fired heating system and the property now comes to the market offered with **no onward chain**

**COUNCIL TAX BAND: F**

**EPC RATING: D**





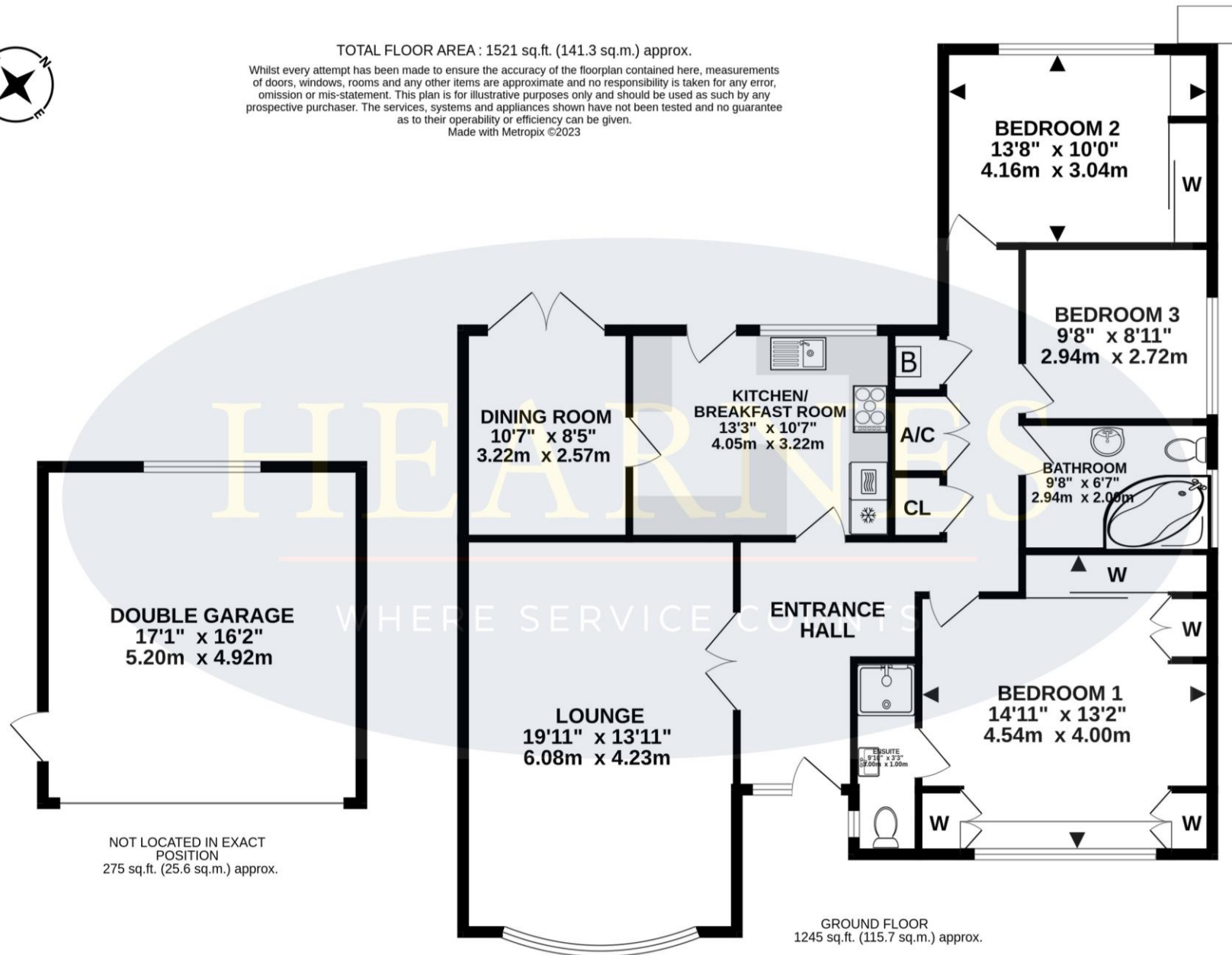






TOTAL FLOOR AREA : 1521 sq.ft. (141.3 sq.m.) approx.

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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## Outside

- **Rear garden** with maximum overall measurements of 70ft x 40ft, offers an excellent degree of seclusion and faces a **westerly aspect**. Adjoining the rear of the property there is a large paved patio and a paved path continues round to a side gate and side door into the detached double garage. Good sized area of lawn with many mature plants and shrubs, greenhouse, summer house with adjoining decked seating area and patio. Located behind the summerhouse there are two useful timber storage sheds
- A front and side gravelled driveway provides generous **off-road parking** for several vehicles and in turn leads down to a detached double garage
- **Detached double garage** with a metal up and over door, light, power and a side personal door

Ferndown offers an excellent range of shopping, leisure and recreational facilities. Ferndown's town centre is located less than ½ a mile away.





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