

Pine Glen Avenue

Ferndown, Dorset BH22 9QP



HEARNES

WHERE SERVICE COUNTS



"An extended and modernised bungalow with a 55ft secluded garden and no chain"

FREEHOLD GUIDE PRICE £550,000

This immaculately presented, extended and modernised three double bedroom, one bathroom, one shower room detached bungalow has a 55ft secluded rear garden and driveway providing generous off road parking.

This light and spacious bungalow has undergone a number of improvements and has well planned accommodation which overlooks a generous sized and fully enclosed rear garden. An added benefit is that the property now comes to the market offered with no onward chain.

- **A three double bedroom extended and detached bungalow with a 55ft secluded garden and no chain**
- **21ft Spacious entrance hall** with double doors leading through into the lounge/dining room and a cupboard housing a wall mounted gas fired boiler
- **21ft Impressive and dual aspect lounge/dining room**
- **Lounge area** enjoys views of the front and rear garden and has a feature fireplace
- **The dining area** has double doors leading through into the hallway, double doors leading through into the kitchen, double glazed French doors leading out into the garden
- **16ft Modern kitchen/breakfast room** beautifully finished with extensive granite worktops with matching upstands with inset sink and an excellent range of integrated appliances to include Bosch five ring gas hob with extractor canopy above and double oven below, integrated dishwasher, washing machine and fridge/freezer along with a granite breakfast bar, tiled floor and double glazed window overlooking the rear garden
- **Bedroom one** is a generous size double bedroom benefitting from three fitted double wardrobes
- **En-suite shower room** finished in a stylish white suite incorporating a good size walk-in shower area, contemporary wash hand basin with vanity storage beneath, WC, fully tiled walls and flooring
- **Bedroom two** is also a generous size double bedroom benefitting from fitted wardrobes
- **Bedroom three** is also a double bedroom currently used as an office with double glazed French doors leading out into the rear garden
- **Family bathroom** finished in a stylish white suite incorporating a shower/bath with shower over, WC with concealed cistern, wall mounted wash hand basin, fully tiled walls and flooring

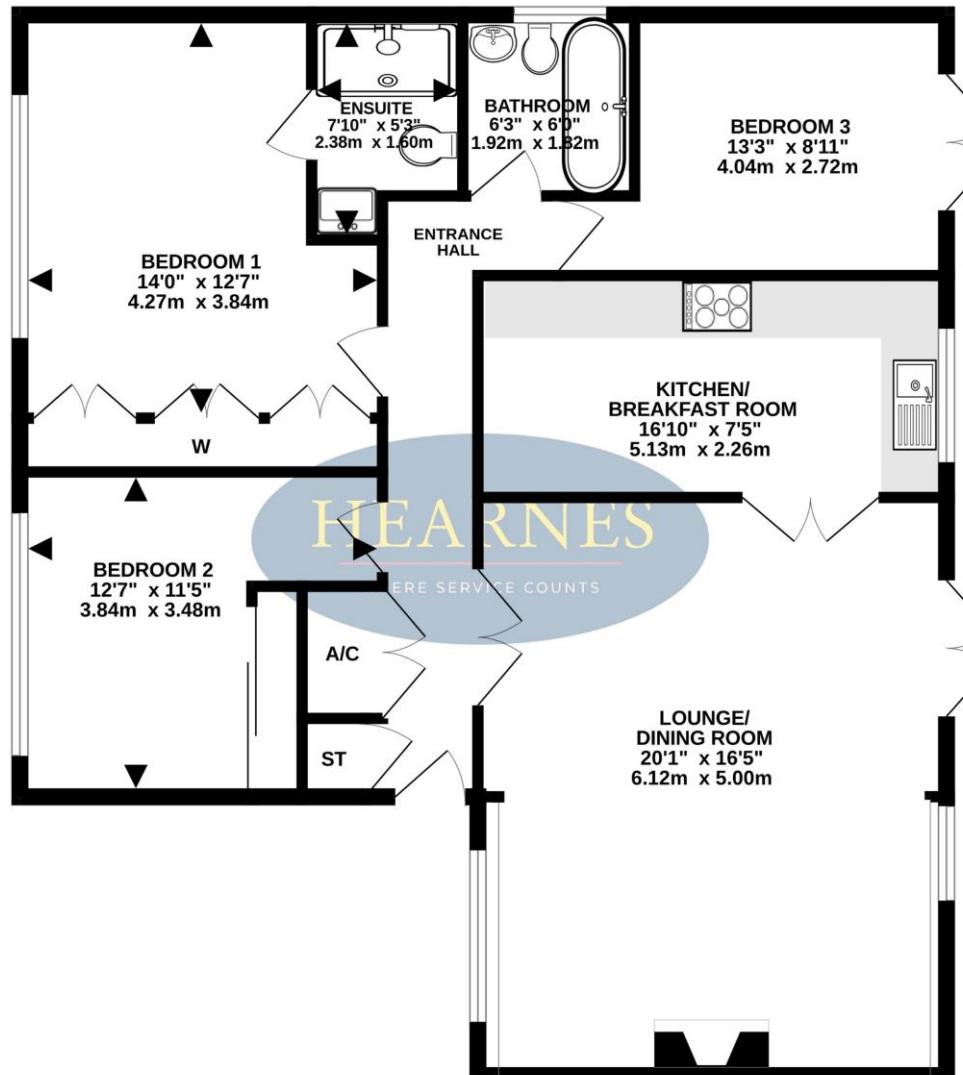
COUNCIL TAX BAND: D

EPC RATING: D





GROUND FLOOR
1025 sq.ft. (95.3 sq.m.) approx.



TOTAL FLOOR AREA : 1025 sq.ft. (95.3 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

- The **rear garden** is a superb feature of the property as it offers an excellent degree of seclusion, is fully enclosed and measures approximately 55ft x 40ft
- Adjoining the rear of the property there is a **large timber decked seating area** with a side path leading up to a side gate, steps lead down to a good size area of lawn where there are two useful timber storage sheds. At the far end of the garden there is a paved patio
- A **front block paved driveway** provides generous off road parking
- The **front garden** has been landscaped for ease of maintenance
- **Further benefits include** double glazing, UPVC fascias & soffits, a gas fired heating system and the property now comes to the market offered with no onward chain

Ferndown offers an excellent range of shopping, leisure and recreational facilities. Ferndown's town centre is located approximately 1.5 miles away.



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