



OLIVER MILES

Chartered Surveyors - Estate Agents

Durberville Drive £595,000

Quiet Cul-de-Sac in Favoured Residential Area. South Facing with Open Aspect,
Conservatory, Front & Rear Gardens, Garage & Driveway Parking



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Durberville Drive, Swanage, BH19 1QW

- Detached Bungalow in Quiet Cul-de-Sac
- 2 Bedrooms (1 En Suite)
- Favoured Location Close Beach & Parks

- South Facing with Open Aspect
- Driveway Parking and Garage
- Front & Rear Gardens

LOCATION & DESCRIPTION

This modernised detached bungalow is situated in a quiet residential cul-de-sac close to Beach Gardens and Days Park, approximately 800 yards from the main beach and three quarters of a mile from the town centre. It has a south-facing and open aspect from the front.

The seaside resort of Swanage lies at the eastern tip of the Isle of Purbeck, charmingly surrounded by the Purbeck Hills. It has a safe, sandy beach, and is an interesting mixture of period stone cottages and more modern properties. It also boasts an historic steam railway. To the South is the Durlston Country Park renowned for being the gateway to the Jurassic Coast and World Heritage Coastline.

The bungalow has mainly rendered elevations with some Purbeck Stone on a brick plinth under a concrete tiled roof and has been modernised to include an en suite to one of the bedrooms and a good size conservatory. There are attractive gardens to the front and rear of the bungalow, a garage and driveway parking. The property has the benefit of gas-fired central heating with boiler (replaced in 2022) and uPVC double glazing.

ENTRANCE PORCH

ENTRANCE HALL

Built-in cupboard, hatch to loft.

LOUNGE/DINER (S & N)

'L' shaped 6.8m x 4.5m narrowing to 3.3m (22' 4" x 14' 9" narrowing to 10'10") Purbeck stone fireplace. Sliding patio door to:

CONSERVATORY (N, E & W)

uPVC double glazing. French doors and single door to rear garden, tiled floor. Worktop with plumbing under for washing machine and dryer.

KITCHEN (N)

3m x 2.7m plus entrance (9' 10" x 8' 10" plus entrance)
Range of worktops, cupboards and drawers, stainless steel 1.5 bowl sink unit. Peninsular unit/breakfast bar. 'Neff' double electric oven, microwave and ceramic hob with filtration hood over. Integral dishwasher. 'Vaillant' gas fired boiler (new in 2022) serving heating radiators and hot water. Airing cupboard with hot water cylinder and immersion heater. Recess for fridge/freezer. Door to conservatory.

BEDROOM 1 (N & E)

4m x 3.3m (13' x 10' 10")

BEDROOM 2 (S)

3.4m x 3m (11' 2" x 9' 10")

EN SUITE SHOWER ROOM (E)

Tiled shower cubicle with electric shower, pedestal basin, WC, tiled floor.

BATHROOM (E)

Fully tiled walls and floor. Panelled bath with independent electric shower over. Washbasin with cupboard under, WC, heated ladder towel rail.

OUTSIDE

Driveway Parking leading to single Garage, being one of a pair, with up-and-over and personal doors. The Front Garden is laid to lawn, shrubs and ornamental trees and the enclosed rear garden also laid to lawn, shrub and ornamental trees. Timber Shed.

SERVICES

All main services connected.

TENURE

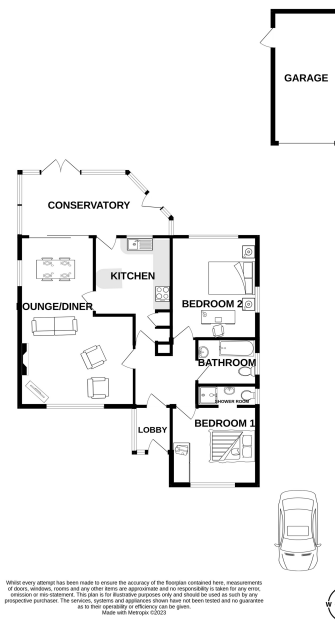
Freehold

COUNCIL TAX

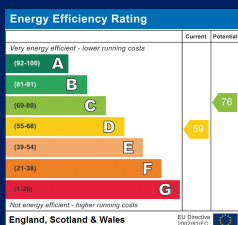
Band ' E '

VIEWING

Only through appointment with OLIVER MILES Estate Agents (01929 426655) or sales@olivermiles.co.uk



Whilst every effort 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 misstatement. This plan is for guidance purposes only and should be used in conjunction with a professional surveyor. The accuracy, reliability and appropriateness of the information is not guaranteed as to their suitability or efficiency can be given. Please visit www.gov.uk



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