



Gallows Drive
West Parley, Dorset BH22 8RH

FREEHOLD PRICE

£450,000

“NO CHAIN! Versatile three bedroom detached chalet bungalow in sought after location with detached garage and secluded garden”

This well proportioned detached chalet style home provides flexible accommodation to comprise two ground floor bedrooms served by a modern refitted shower room and a first floor open plan converted loft room/bedroom three with en-suite WC. The ground floor reception/dining room has potential to be converted into a bedroom along with a spacious dual aspect living room with patio doors to a double glazed conservatory and the adjacent modern fitted kitchen/breakfast room.

Other benefits include high specification modern Dimplex electric heaters operated by WIFI, a ground floor WC, double glazing, driveway parking for numerous vehicles to a detached garage and well maintained level private rear garden.

Ground floor:

- Convenient dual aspect double glazed and leaded **entrance porch** with tiled flooring and further double glazed front door to reception hallway
- **Stairs to first floor** and door to cupboard housing hot water tank with slatted shelving storage and archway through to an open plan reception area currently used as a dining room which could easily form a ground floor fourth bedroom with fitted cupboard, double glazed window to the front aspect and modern Dimplex Quantum electric storage heater. The remaining hallway has an additional door to cupboard housing the electric meters and fuse boards
- **Living room** spacious dual aspect room with double glazed window to the front and full height double glazed French doors and windows to the rear giving access to the conservatory with views over the garden. Centrally positioned Purbeck stone mantle and hearth and two modern Dimplex Quantum electric storage heaters and door to the kitchen/breakfast room
- **Kitchen/breakfast room**, stylish modern refitted kitchen comprising range of base and wall mounted units with wood effect adjoining worktops, tiled splashbacks and tiled effect linoleum flooring, singer drainer sink unit with mixer taps and double glazed window above overlooking the rear garden, space for cooker with extractor hood above and single door to pantry style storage, space, power and plumbing for washing machine and dishwasher and double glazed door giving access to the conservatory
- **Conservatory** with double glazed, full height windows and French doors to both the side and rear providing views across the rear garden, polycarbonate roof, tiled flooring and internal lighting
- **Bedroom one** with double glazed window to the front aspect, built-in wardrobe with hanging space and shelving above, modern Dimplex Quantum storage heater
- **Bedroom two** with double glazed window to the rear aspect with built in wardrobes with sliding doors and storage above, modern Dimplex Quantum electric storage heater
- **Shower room** refitted, stylish modern shower room with walk-in dual width cubicle with contemporary Mira wall mounted shower unit, hand held shower and overhead raindrop unit with tiled splashbacks and glazed screen, pedestal wash hand basin, double glazed window, further tiling to half height, contemporary heated towel rail, wall mounted electric heater
- **Separate WC** tiled to half height with integral WC, wash hand basin and double glazed window to the side

First floor:

- **Open plan staircase** to a multi-use versatile room/ bedroom three with sloping ceilings, velux window, wall mounted Dimplex heater, door to walk-in eaves storage and further door to a convenient WC with velux window and wash hand basin

Outside:

- **The front garden** has a circular stone section with mature borders and brick wall which could provide additional parking to the driveway which leads to a detached garage and secure side gate to the rear garden
- **Garage** approximately 19ft 5in x 9ft 1in electric up and over door, internal power
- **Rear garden** measuring approximately 54ft x 50ft offering excellent seclusion and privacy with a level section of lawn and patio around various raised borders and beds, space for greenhouse to the rear of the garage enclosed by timber fencing

COUNCIL TAX BAND: D

EPC RATING: D

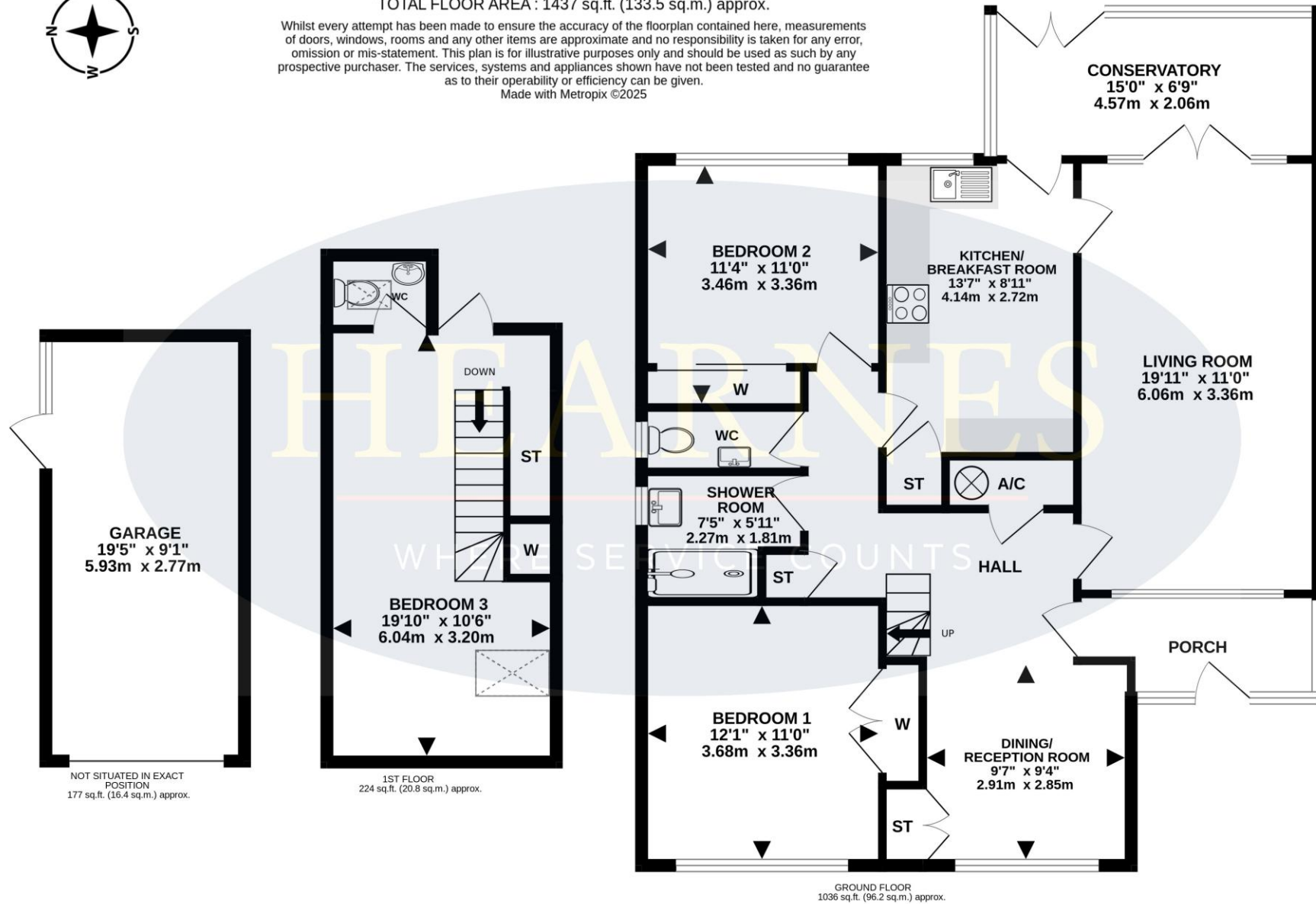


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TOTAL FLOOR AREA : 1437 sq.ft. (133.5 sq.m.) approx.

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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