



94 Sterte Road, Poole, Dorset BH15 2AH

£324,950 Freehold

info@anthonydavid.co.uk

www.anthonydavid.co.uk

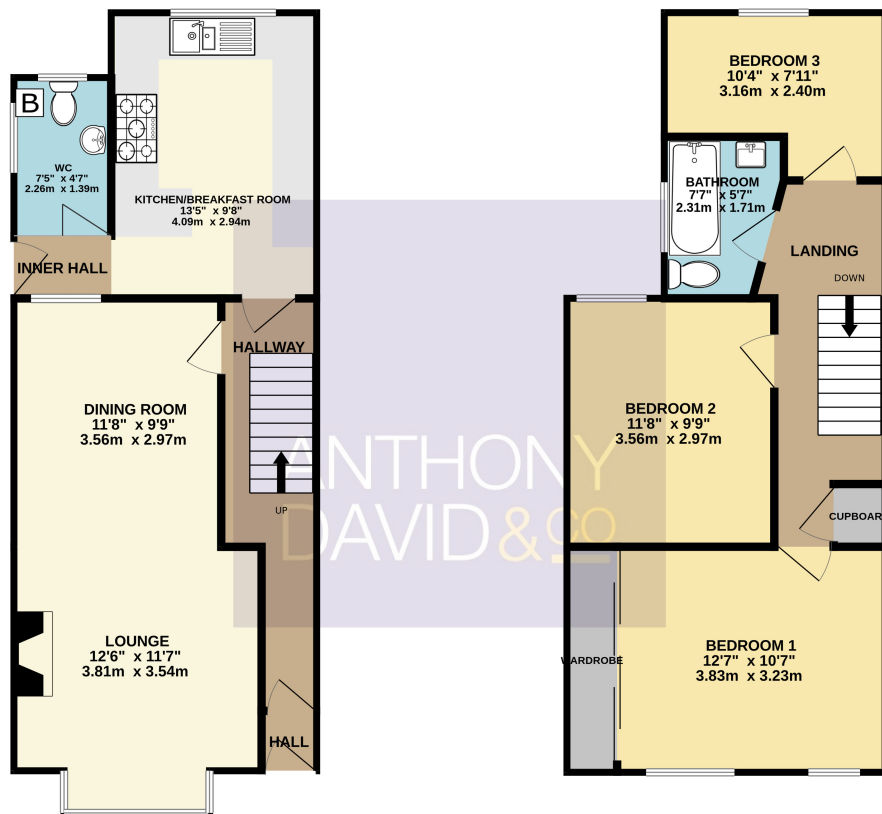
01202 677444

A super three bedroom semi detached house conveniently situated within walking distance from local schools, parks and amenities. Poole Town Centre with its array of shopping facilities and central transport links is also close to hand. The property presents an ideal starter home and viewing is essential to not only appreciate its fantastic location but also the accommodation on offer, which comprises: lounge, dining room, kitchen/breakfast room, downstairs cloakroom, two double bedrooms, single bedroom and family bathroom. Externally, there is an enclosed rear garden with lawned area and sun deck. Further features of this 'little gem' include: Off-road parking to front, wood burner to lounge, breakfast bar and 'Range' cooker to kitchen, fitted wardrobes to bedroom one, gas central heating and UPVC double glazing. Nearby By Schools - Stanley Green Infants, Oakdale Juniors and Poole High Secondary.

**ANTHONY
DAVID & CO**

GROUND FLOOR
499 sq.ft. (46.4 sq.m.) approx.

1ST FLOOR
472 sq.ft. (43.8 sq.m.) approx.



TOTAL FLOOR AREA: 971 sq.ft. (90.2 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.
Made with Metrepro ©2025



Entrance Hall Doors to

Lounge 12' 6" x 11' 7" (3.81m x 3.53m)

Dining room 11' 8" x 9' 9" (3.56m x 2.97m)

Kitchen/Breakfast Room 13' 5" x 9' 8" (4.09m x 2.95m)

Downstairs Cloakroom 7' 5" x 4' 7" (2.26m x 1.40m)

Landing Doors to

Bedroom One 12' 7" x 10' 7" (3.84m x 3.23m)

Bedroom Two 11' 8" x 9' 9" (3.56m x 2.97m)

Bedroom Three 10' 4" x 7' 11" (3.15m x 2.41m)

Bathroom 7' 7" x 5' 7" (2.31m x 1.70m)

Garden Good Sized

Driveway Off road parking

Council Tax Band C



Property Misdescriptions Act 1991
Property details contained herein do not form part or all of an offer or contract. Any measurements are included for guidance only and as such must not be used for the purchase of carpets or fitted furniture. We have not tested any apparatus, equipment, fixtures, fittings or services neither have we confirmed or verified the legal title of the property. All prospective purchasers must satisfy themselves as to the correctness and accuracy of such details provided by us. We accept no liability for any existing or future defects relating to any property.