

FOR SALE

£700,000 Freehold



Brambles, Deans Drove, Lytchett Matravers, Poole, Dorset. BH16 6EQ

- Detached Chalet Bungalow
- Four Double Bedrooms
- En-Suite Shower Room
- Open Plan Kitchen/Living/Dining Area
- Super Rear Garden with Hot Tub
- Double Garage and Driveway



PROPERTY DESCRIPTION

Mursells Estate Agents are excited to offer for sale this spacious four bedroom detached chalet bungalow in a desirable location in the sought after village of Lytchett Matravers.

Set back from the road within meticulously maintained gardens, which provide a sense of privacy and seclusion, the property has a large driveway offering ample parking complemented by a detached double garage with electric up and over door.

Stepping inside into the spacious hallway, you are immediately struck by the sense of space and light that permeates throughout the home. The 'L' shaped kitchen/dining/living room serves as the heart of the property, providing a versatile space for preparing/cooking all those culinary delights, dining/relaxation and entertaining, with bifold doors seamlessly connecting the interior to the beautifully landscaped rear garden. The sleek and modern kitchen units have granite effect worktops and incorporate integrated double oven, induction hob, microwave, fridge/freezer and dishwasher. There is a separate utility room with spaces for washing machine and tumble drier.

Three generously proportioned double bedrooms and a family bathroom complete the downstairs accommodation.

Upstairs is the master bedroom, which enjoys sea glimpses, and is complete with a fully tiled en-suite shower room and dressing area, offering a luxurious retreat for rest and relaxation.

Outside the south facing rear garden is a true delight with its recently laid large composite decking area surrounded by privacy screens complete with hot tub, perfect for relaxing whilst overlooking the remainder of the garden, which is mainly laid to lawn with mature shrubs and trees.

With its enviable location, spacious accommodation, and exquisite finishes, this property represents a rare opportunity to own a truly exceptional property in one of Lytchett Matravers' most coveted neighbourhoods. Don't miss your chance to make this dream home a reality - schedule a viewing today by contacting Mursells Estate Agents.



ROOM DESCRIPTIONS



FLOORPLAN & EPC



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		80
(55-68)	D	70	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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