



26 Enfield Road, Oakdale, Poole, Dorset BH15 3LJ

£499,950 Freehold

An exemplary three double bedroom detached house situated on this quiet residential road in the heart of Oakdale, close to local shops, doctors surgeries, schools and parks. This ideal family home has been beautifully tended by the current owners and viewing is imperative to appreciate the 1425 sq ft of stylish living accommodation (to include garage) on offer, which comprises: sitting room, modern kitchen, dining room, conservatory, downstairs cloakroom, three double bedrooms and bathroom. Externally the property boasts an extensive 80ft South facing garden with a large decked social space, a lawned area with trees and shrubs, a large shed and two sun patios. To the front the driveway provides off road parking which in turn leads to a large detached garage/workshop. Further features of this must see property include: many original period features, wood burner to sitting room, NEW Worcester boiler (2024), new water softener (2025), feature fireplaces, gas central heating and UPVC double glazing. Nearby Schools - Stanley Green Infants, Oakdale Juniors, St Edwards RC/CoE Secondary and Poole High School.

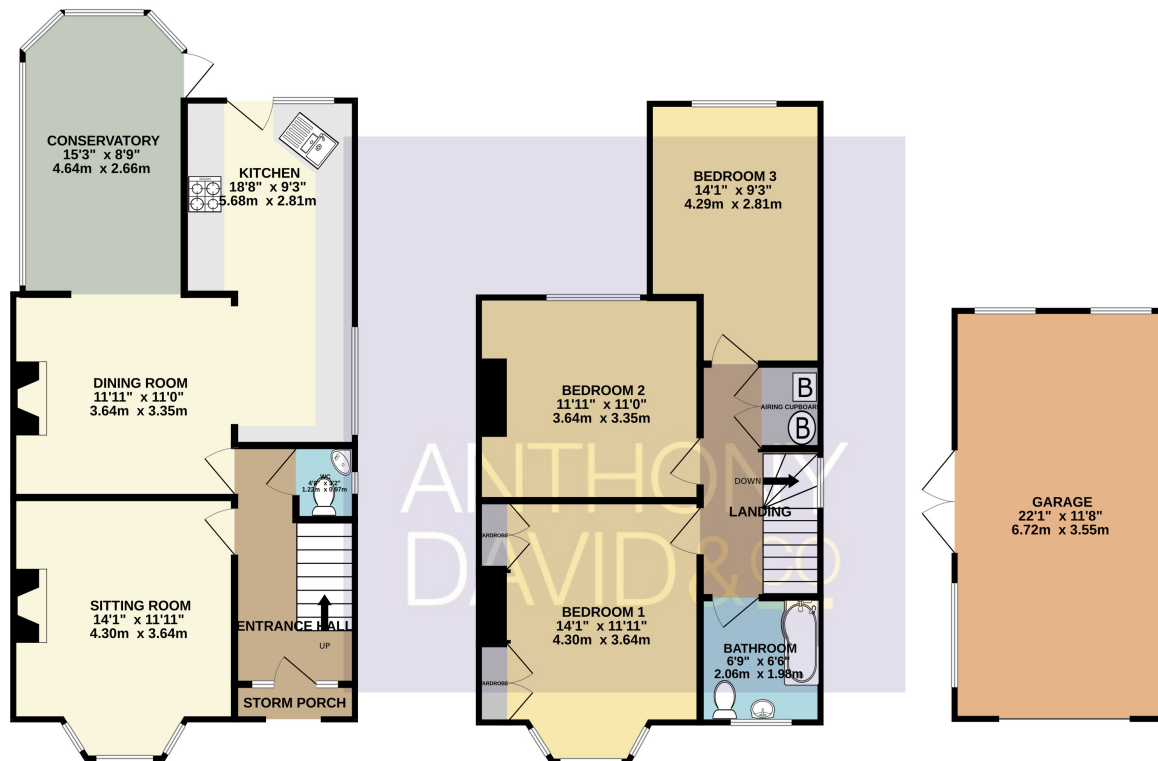
info@anthonydavid.co.uk
www.anthonydavid.co.uk
 01202 677444

**ANTHONY
DAVID & CO**

GROUND FLOOR
648 sq.ft. (60.2 sq.m.) approx.

1ST FLOOR
520 sq.ft. (48.3 sq.m.) approx.

GARAGE
257 sq.ft. (23.9 sq.m.) approx.



TOTAL FLOOR AREA : 1425 sq.ft. (132.4 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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Entrance Hall Doors to

Sitting Room 14' 1" x 11' 11" (4.29m x 3.63m)

Kitchen 18' 8" x 9' 3" (5.69m x 2.82m)

Dining Room 11' 11" x 11' 0" (3.63m x 3.35m)

Conservatory 15' 3" x 8' 9" (4.65m x 2.67m)

Downstairs Cloakroom 4' 0" x 3' 2" (1.22m x 0.97m)

Landing Doors to

Bedroom One 14' 1" x 11' 11" (4.29m x 3.63m)

Bedroom Two 11' 11" x 11' 0" (3.63m x 3.35m)

Bedroom Three 14' 1" x 9' 3" (4.29m x 2.82m)

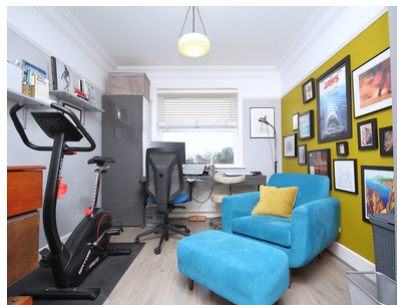
Bathroom 6' 9" x 6' 6" (2.06m x 1.98m)

Garage 22' 1" x 11' 8" (6.73m x 3.56m)

Garden South facing

Driveway Off road parking

Council Tax Band E



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.