



78 Good Road, Parkstone, Poole, Dorset BH12 3HW

£390,000 Freehold

A superb three bedroom detached house ideally situated on this corner plot in a quiet cul-de-sac in the heart of Parkstone close to local shops, amenities and central bus routes. Tower Park Leisure centre with its array of eateries, gym, cinema, splash park and Tesco super store is also a short drive away. This bright and airy property presents an ideal family home and internal viewing is advised to appreciate the 1100 sq ft of accommodation on offer, which comprises: lounge, stunning newly fitted open plan kitchen/diner/breakfast room, downstairs W.C, and four piece bathroom suite. Externally the property boasts a good sized Westerly aspect rear garden with lawned area and sun patio. To the front the driveway provides off road parking for two cars. Further features include: Feature fireplace to lounge, integrated appliances to kitchen, gas central heating and UPVC double glazing. Nearby Schools - Livingstone Juniors, Heatherlands Primary and Manorside Academy.

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

ANTHONY  
DAVID & CO

GROUND FLOOR  
621 sq.ft. (57.7 sq.m.) approx.

1ST FLOOR  
475 sq.ft. (44.1 sq.m.) approx.



Storm Porch Door to

Entrance Hall 8' 3" x 7' 11" (2.51m x 2.41m)

Lounge 13' 8" x 12' 4" (4.17m x 3.76m)

Kitchen/Diner/Breakfast Room 21' 5" x 15' 1" (6.53m x 4.60m)

Downstairs Cloakroom

Landing 8' 3" x 7' 11" (2.51m x 2.41m)

Bedroom One 13' 8" x 11' 0" (4.17m x 3.35m)

Bedroom Two 12' 1" x 11' 0" (3.68m x 3.35m)

Bedroom Three 8' 1" x 7' 10" (2.46m x 2.39m)

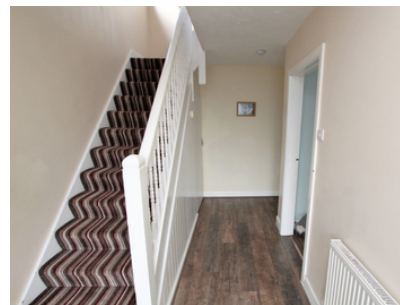
Bathroom 8' 2" x 7' 9" (2.49m x 2.36m)

Garden Good sized

Driveway Off road parking x 2

Council Tax Band D

TOTAL FLOOR AREA: 1115sq.ft. (103.6 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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