

Cresta Gardens

West Parley, Dorset BH22 8LY



HEARNES

WHERE SERVICE COUNTS



“A versatile four bedroom detached chalet occupying an exceptional plot amongst landscaped gardens with extensive parking and garages”

FREEHOLD PRICE £775,000

This wonderfully appointed detached chalet style home is set within a secluded location at the head of a quiet cul-de-sac offering over 1,800 sq ft of flexible accommodation.

The property is situated in an exceptionally convenient area away from the main road with access to Ferndown town centre shops and amenities, West Parley convenience stores, post office and access to Hurn Airport and the A31 commuter routes as well as nearby Ferndown’s Premier Golf Club and extensive walks through Parley Common.

The accommodation comprises four bedrooms over two floors served by two en-suites and a first floor family bathroom, separate cloakroom and a versatile study room with fitted furniture leading to the double glazed conservatory with access to the garden together with a spacious lounge and adjacent, separate dining room to the wonderful bespoke cottage style kitchen/breakfast room with vaulted ceiling and sliding patio doors.

Other benefits include gas central heating, double glazing, inviting reception hallway and a convenient entrance storm porch.

The front landscaped driveway measures approximately 42ft x 60ft and provides impressive turning and parking space for numerous vehicles to an attractive covered parking space and two garages below a pitched and tiled roof with secure side gate and access to an immediate private courtyard

The rear garden measures approximately 98ft x 66ft and is an outstanding feature providing secluded sections of paved patios and extensive lawn, wrapping around a feature raised Koi Carp pond enclosed entirely by landscaped, well maintained shrub and flower borders, mature trees and well tended hedging. The garden offers an extremely private outlook considering the convenient location and must be viewed to appreciate. There are two garages and both measure approximately 98ft x 66ft.

COUNCIL TAX BAND: F

EPC RATING: C



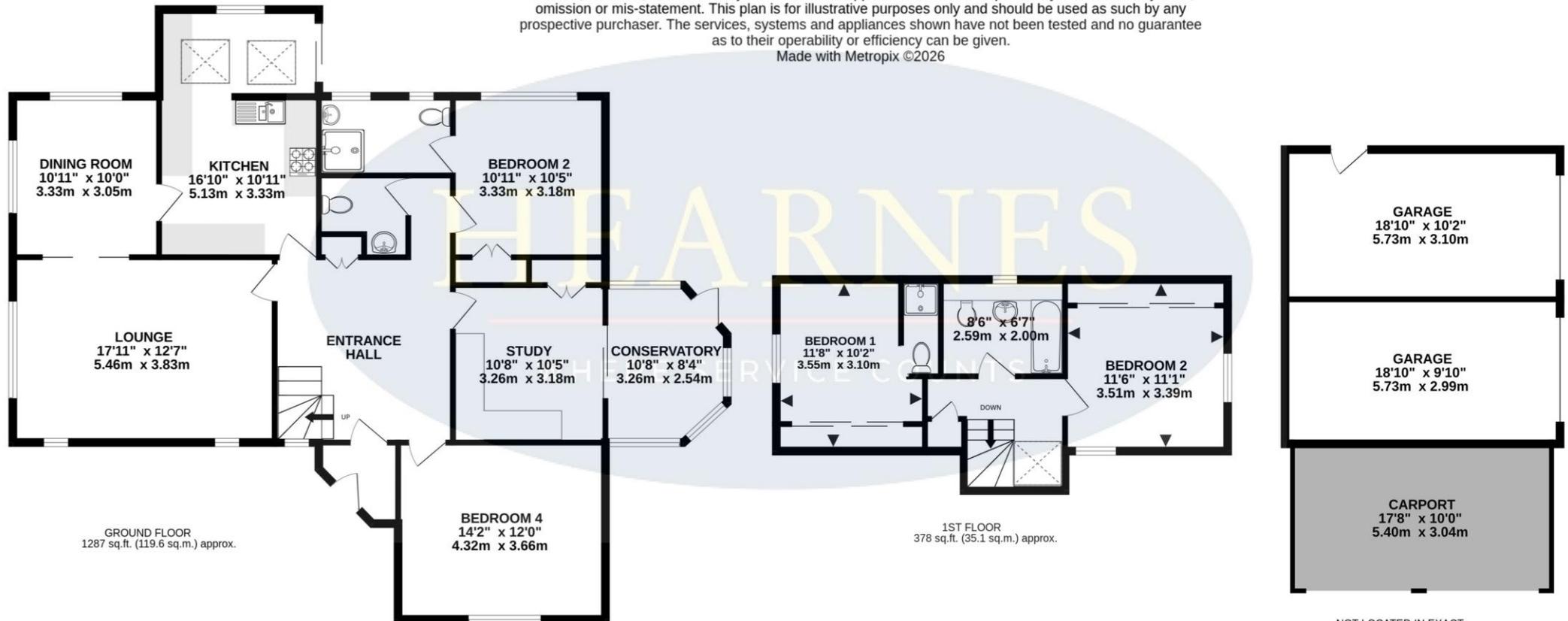




TOTAL FLOOR AREA : 2041 sq.ft. (189.6 sq.m.) approx.

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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GROUND FLOOR
1287 sq.ft. (119.6 sq.m.) approx.

1ST FLOOR
378 sq.ft. (35.1 sq.m.) approx.

NOT LOCATED IN EXACT
POSITION
375 sq.ft. (34.9 sq.m.) approx.







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