



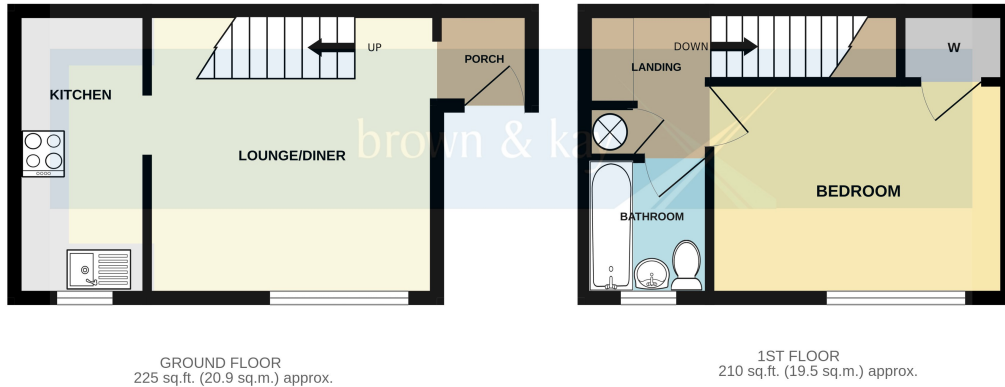
183 GOLDFINCH ROAD, CREEKMOOR, POOLE, DORSET BH17 7TB

Guide Price £220,000

- CLUSTER HOME
- GENEROUS LOUNGE
- DOUBLE BEDROOM
- REAR GARDEN
- CUL DE SAC LOCATION
- FITTED KITCHEN
- BATHROOM
- IDEAL FIRST TIME BUY/INVESTMENT

TOTAL FLOOR AREA : 435 sq.ft. (40.4 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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GROUND FLOOR
225 sq.ft. (20.9 sq.m.) approx.

1ST FLOOR
210 sq.ft. (19.5 sq.m.) approx.

Great opportunity to acquire this ONE BEDROOM, CLUSTER HOME located in this CUL-DE-SAC position in the popular area of Creekmoor. The home benefits from a GENEROUS LOUNGE, FITTED KITCHEN and GARDEN to the rear - ideal FIRST TIME BUY/INVESTMENT.

LOUNGE

12' 0" x 11' 10" (3.66m x 3.61m) maximum measurements. Stairs to the first floor and double glazed window.

KITCHEN

11' 10" x 5' 5" (3.61m x 1.65m) Fitted kitchen with contrasting work tops, inset sink unit, space for appliances.

LANDING

Set up with cupboard and desk space, suitable for home working.

BEDROOM

11' 4" x 8' 8" (3.45m x 2.64m) Double glazed window.

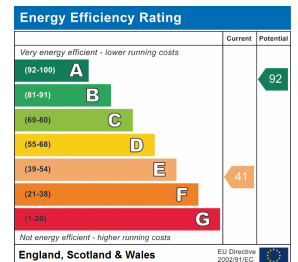
BATHROOM

Suite comprising bath, pedestal wash hand basin and low level w.c. Double glazed window.

REAR GARDEN

Private rear garden, perfect for entertaining in the warmer weather.

COUNCIL TAX - BAND B



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.