

**17 Hamble Road, Oakdale, Poole,  
Dorset, BH15 3NJ**



**HEARNES**

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# 17 Hamble Road, Oakdale Road, Poole, Dorset, BH15 3NJ

## FREEHOLD PRICE £375,000

A detached 3 bedroom, 2 bathroom bungalow with kitchen/dining room, spacious lounge, conservatory and enclosed rear gardens. The bungalow has been extended and updated and decorated in uplifting tones, along with wood laminate flooring throughout most of the home, new internal doors, gas central heating and double glazing. Set at the end of a quiet cul de sac in Oakdale, the property has off road parking for 2/3 cars and can be sold with no forward chain.

- Detached 3 bedroom, 2 bathroom bungalow set at the end of a cul de sac
- Spacious kitchen/dining room with a range of wood effect Shaker style units with butler sink, range cooker with extractor hood above, integrated fridge/freezer, space and plumbing for washing machine and dishwasher. This area opens into a dining area having matching base and eye level units
- Doors out to an attractive conservatory that in turn leads to the garden
- Generous lounge with electric log burner and double doors out to the garden
- Good size main bedroom with adjacent family bathroom
- 4 piece family bathroom having a corner bath, shower, wash basin fitted into a vanity unit and wc
- 2 further bedrooms, one used as a second lounge with a door out to garden and overhead eaves storage
- Shower room
- Very private and enclosed rear gardens laid with patio/shingle and surrounded by established trees and plants
- Off road parking to the front for 2/3 cars

Hamble Road is cul-de-sac located off Foxholes Road and is within 1.5 miles of Poole Town Centre and a mile to Poole Park. Set in a desirable area of Oakdale, the road is conveniently located near transport links to Bournemouth and Poole Town centres and within walking distance to well recommended schools for all age groups. Close by is Parkstone and its high street in one direction and Poole Quay in the other, where you will find a range of shops, restaurants and amenities. Poole hospital, bus and train stations and within a mile.

COUNCIL TAX BAND: C

EPC RATE: D

AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearn's Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.





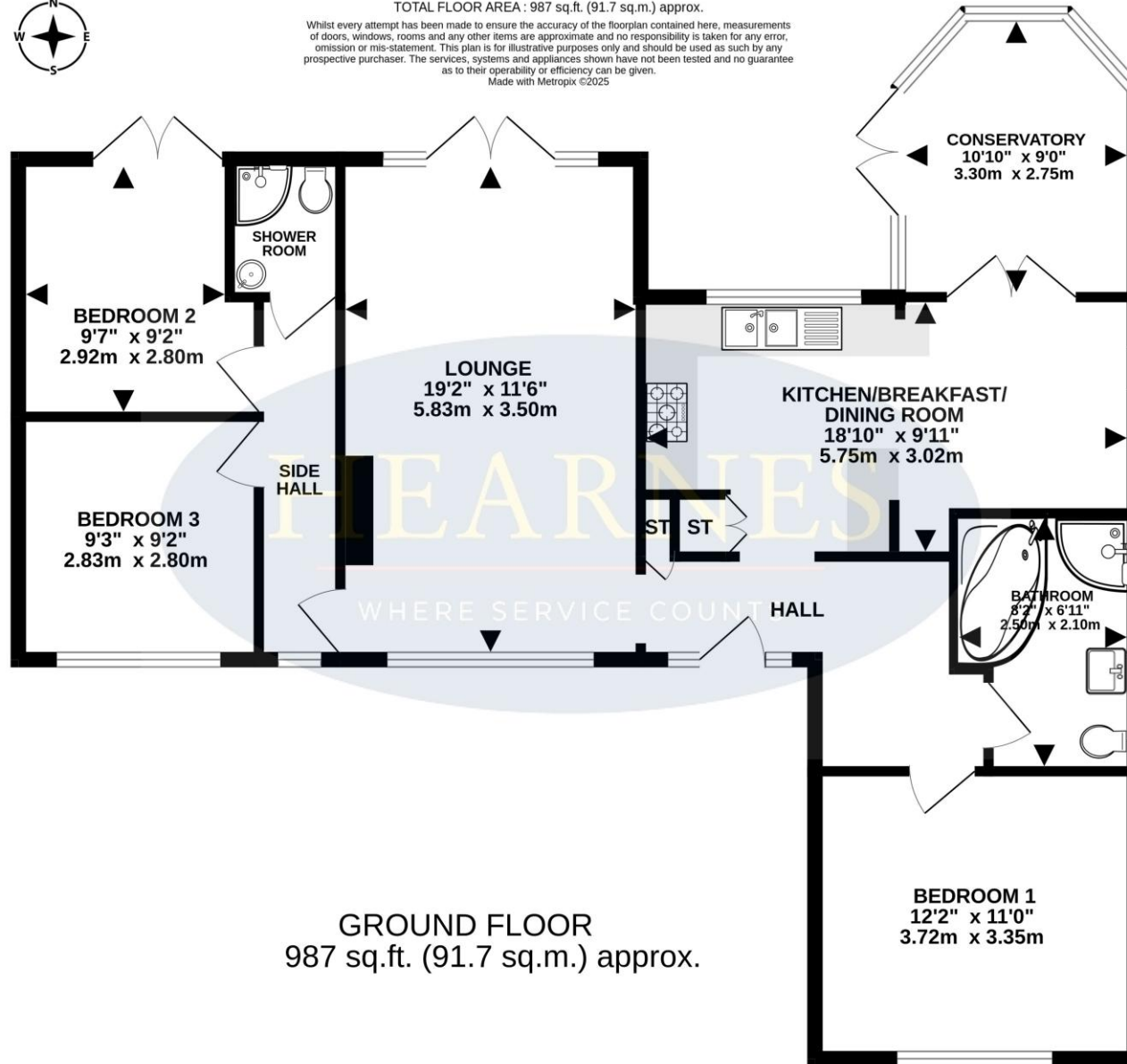






TOTAL FLOOR AREA : 987 sq.ft. (91.7 sq.m.) approx.

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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