

Swift Close, Creekmoor, Poole BH17 7UY

£350,000 Freehold





Property Summary

A modern three bedroom semi-detached house with garage and conservatory, set in a quiet cul-de-sac moments from Creekmoor Ponds Nature Reserve.



Key Features

- Modern semi-detached home
- Quiet cul-de-sac location
- Three bedrooms, two with fitted furniture
- Large principal reception leading to garden
- Conservatory and double glazing
- Garage/utility offering further potential
- Off street parking and garden to front
- Shower room arranged as a wet room
- Mature well stocked rear garden
- Moments from Creekmoor Ponds Nature Reserve



About the Property

Upon entering the property, a hallway affords access to the kitchen, living and cloakroom. The living room is a superb size and the addition of a conservatory to the rear gives a generous feeling of space. The conservatory also provides the space for a flexible arrangement of furniture and doors open to the garden from both the living room and conservatory.

The kitchen is fitted with a modern range of units which provides plentiful storage and space for white goods. To the first floor there are three bedrooms, two of which have fitted bedroom furniture. The bedrooms are serviced by a shower room which is currently in use as a wet room. There is space to reintroduce a bath to the shower room if desired.

To the front of the property the garden is laid to lawn and a driveway leads to the garage and provides off street parking.

To the rear of the property the garden has paved entertaining areas and the lawn is surrounded with mature shrubs and planting. The garage/utility can be accessed from within the property and offers further potential for use as a home office or workshop.

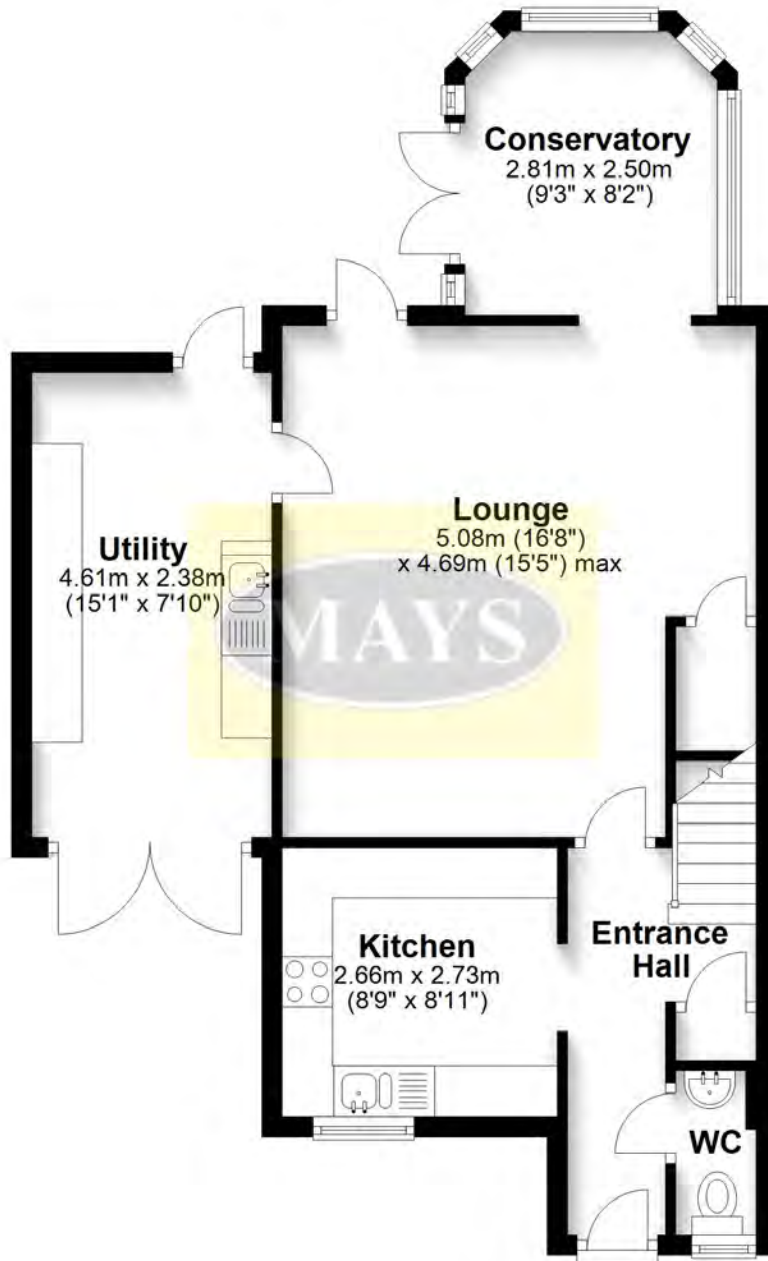
With Creekmoor Ponds Nature Reserve situated at the end of this quiet cul-de-sac the property could prove ideal for nature lovers or dog owners alike.

Council Tax Band C



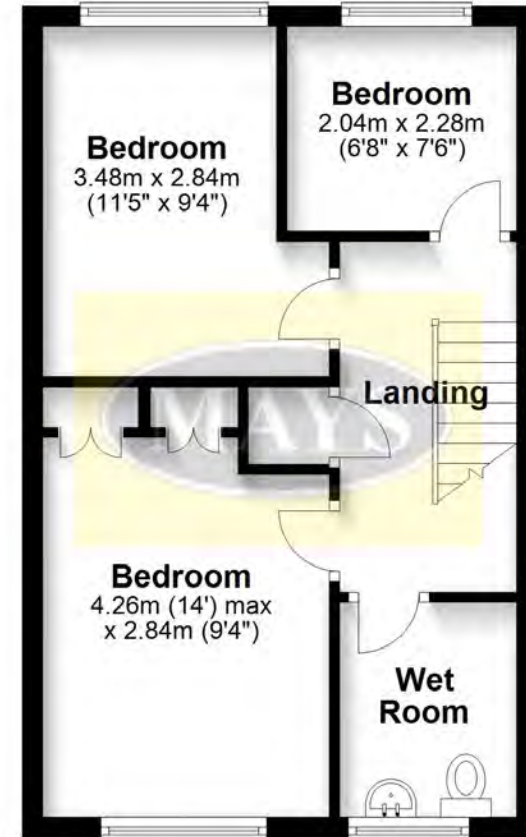
Ground Floor

Approx. 57.5 sq. metres (618.8 sq. feet)



First Floor

Approx. 37.0 sq. metres (398.5 sq. feet)



Total area: approx. 94.5 sq. metres (1017.3 sq. feet)

Bournemouth Energy Floor Plans are provided for illustration/identification purposes only. Not drawn to scale, unless stated and accept no responsibility for any error, omission or mis-statement. Dimensions shown are to the nearest 7.5 cm / 3 inches. Total approx area shown on the plan may include any external terraces, balconies and other external areas. To find out more about Bournemouth Energy please visit www.bournemouthenergy.co.uk (Tel: 01202 556006)

Plan produced using PlanUp.



About the Location

Creekmoor is ideally situated for young families wanting to be close to schooling with the nearest Primary & Secondary Schools being less than two miles away, or buyers looking to be within convenient travelling distance of Poole.

Local amenities include shops, eateries and a popular public house. There is also a nearby doctors' surgery, dentist and physio. A countryside trail which takes you from Creekmoor along the Castleman trail to Delphs Wood is a short distance away as is the popular Upton Country House and Park.

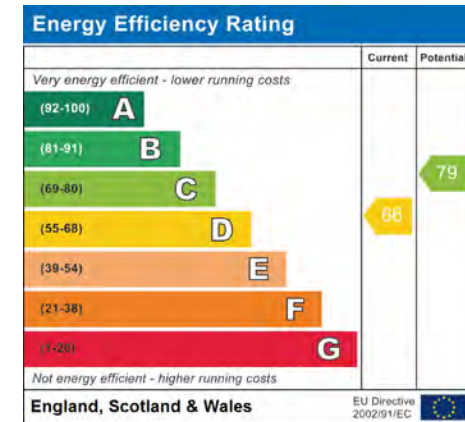
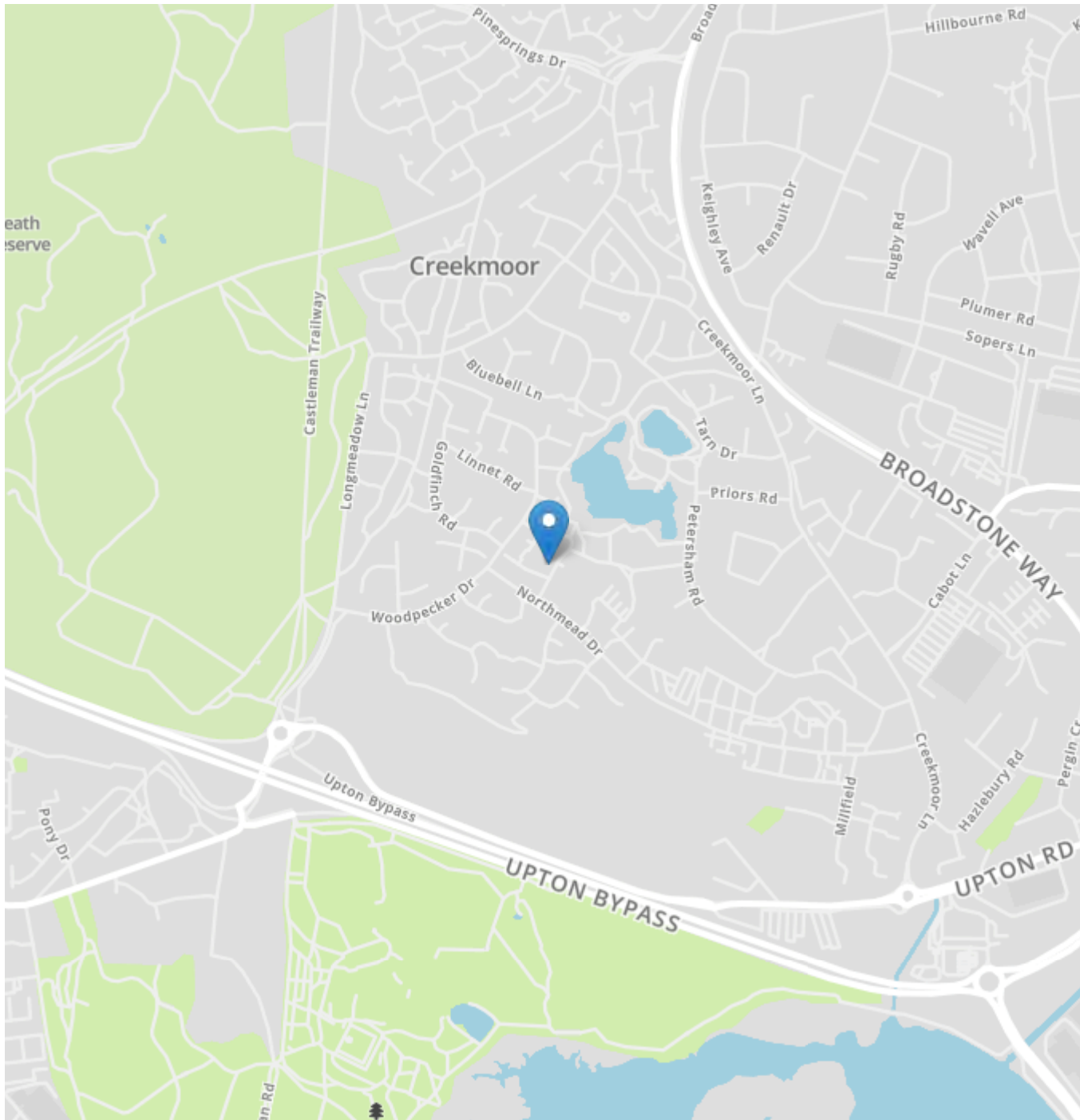


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We have been successfully selling clients homes for more than 25 years, and our wealth of local knowledge combined with experience in both the London market and overseas property, means our team can handle anything that comes their way.

Our reputation is a result of the unsurpassed level of service we offer and importantly the results we achieve for our clients. Our ethos is to 'Bring People and Property Together', after all it's what we've been doing so well for nearly 30 years.



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New Developments (where applicable)

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