




22 Sterte Avenue, Sterte, Poole, Dorset BH15 2AP

£300,000 Freehold

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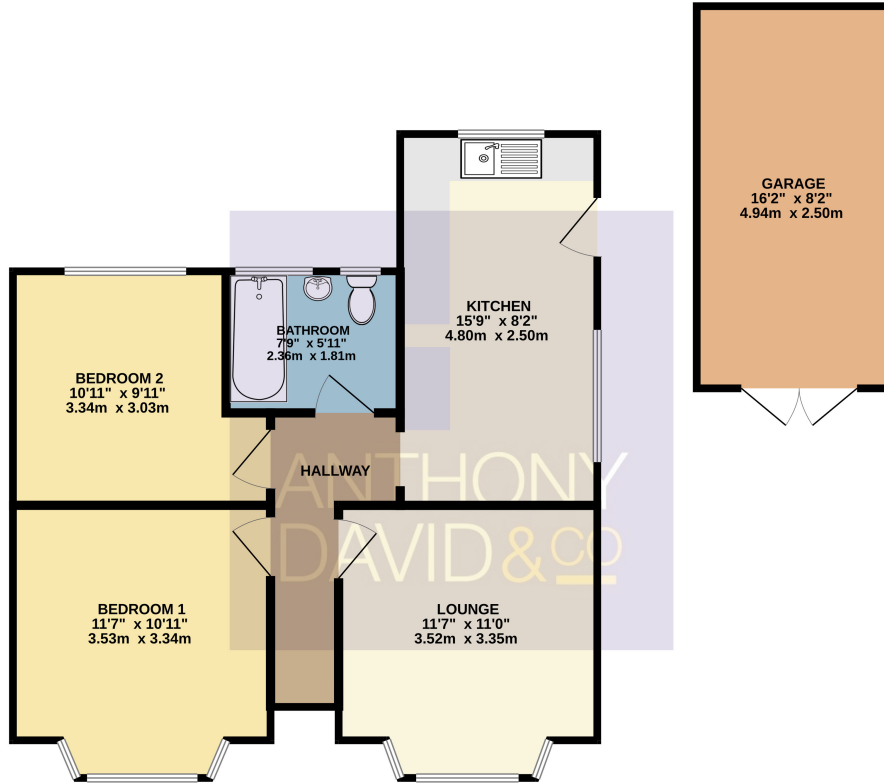
01202 677444 

**** NO FORWARD CHAIN **** A charming two double bedroom detached bungalow conveniently situated a short walk from Holes Bay with views over the harbour. Poole Town centre with its array of shopping facilities and central transport links is also close to hand. This much loved home would benefit from some cosmetic updating and internal viewing is advised to appreciate its full potential. The accommodation on offer comprises: lounge with bay window, kitchen/diner and bathroom. Externally there is a good sized garden with lawned area and sun patio. To the front the driveway provides off road parking with gated side access which in turn leads to a detached garage. Further features include: gas central heating and UPVC double glazing. Nearby Schools - Stanley Green Infants, Oakdale Juniors and Poole High School.

**ANTHONY
DAVID & CO**

GROUND FLOOR
559 sq.ft. (51.9 sq.m.) approx.

134 sq.ft. (12.4 sq.m.) approx.



Entrance Hall Doors to

Lounge 11' 7" x 11' 0" (3.53m x 3.35m)

Kitchen 15' 9" x 8' 2" (4.80m x 2.49m)

Bedroom One 11' 7" x 10' 11" (3.53m x 3.33m)

Bedroom Two 10' 11" x 9' 11" (3.33m x 3.02m)

Bathroom 7' 9" x 5' 11" (2.36m x 1.80m)

Garage 16' 2" x 8' 2" (4.93m x 2.49m)

Garden Enclosed

Council Tax Band C

TOTAL FLOOR AREA: 692 sq.ft. (64.3 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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