



VENATOR PLACE, WIMBORNE BH21 1DQ

£2,495 pcm



- ◆ DETACHED FAMILY HOME
- ◆ FOUR DOUBLE BEDROOMS
- ◆ EN-SUITE BATHROOM
- ◆ CLOSE TO TOWN CENTRE
- ◆ GENEROUS OFF ROAD PARKING
- ◆ TWO RECEPTION ROOMS
- ◆ UNFURNISHED
- ◆ AVAILABLE AUGUST

A well proportioned, four bedroom, detached family home being offered unfurnished and boasting two bathrooms, generous garden, off road parking and close to the town centre. Available from August.

### Description

Venator Place is located close to Wimborne Town Centre with its wealth of shopping and entertainment amenities. This particular home sits centrally within the cul de sac and the accommodation comprises of two reception rooms, modern fitted kitchen and cloakroom to the ground floor. The first floor offers four, well proportioned bedrooms with an en-suite facility to the master bedroom and a family bathroom. The home has been double glazed throughout and benefits from gas fired heating.





## Outside

The front garden is laid to lawn and there is a dressed gravel driveway suited to several vehicles. The rear garden is also primarily laid to a kept lawn with a variety of planted beds and mature bushes. The boundary is clearly denoted by closed panel fencing.

## Location

Wimborne is a vibrant and thriving market town in East Dorset with a comprehensive mix of shopping facilities, restaurants, and attractions to appeal to everyone. Easily accessed by car from all directions via the A31, A35 and B3081 Wimborne has great public transport links to Bournemouth, Poole and surrounding areas including a comprehensive network of bus routes. Wimborne is immersed in a varied history, preserved and on-show in the c.705 AD Minster Church of Cuthburga with its chained library which is one of only four world-wide. The beautiful twin towers of the Minster provide an elegant backdrop to the town's historic architecture and alongside The Priest's House Museum & Gardens, Wimborne Model Town and the 1930's Art Deco Tivoli theatre, combine to make Wimborne a popular tourist attraction. Wimborne is well served by an excellent range of services for residents including doctors, a local hospital, a pyramid of sought-after schools and strong health and social care. Leisure facilities are well catered for and the town is within easy access to the county's areas of outstanding natural beauty offering miles of bridleways, footpaths and coastal routes to explore.



Size: 1400 sq ft (130.1 sq m)

Heating: Gas Fired Heating

Glazing: Double glazed

Parking: Parking for 3 vehicles

Garden: Front and rear

Main Services: Electric, water, gas, telephone, drains

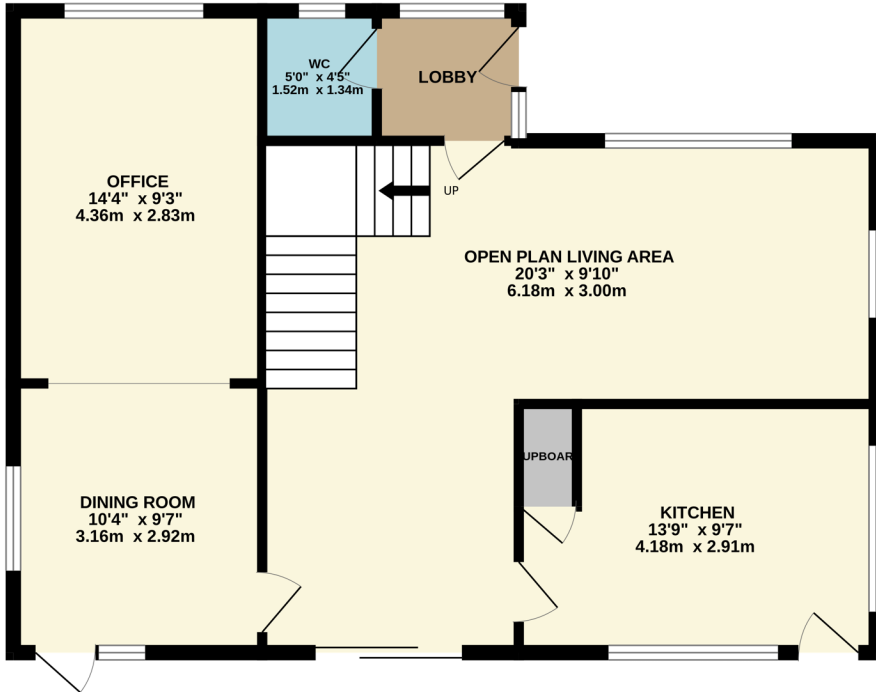
Local Authority: Dorset Council

Council Tax Band: E

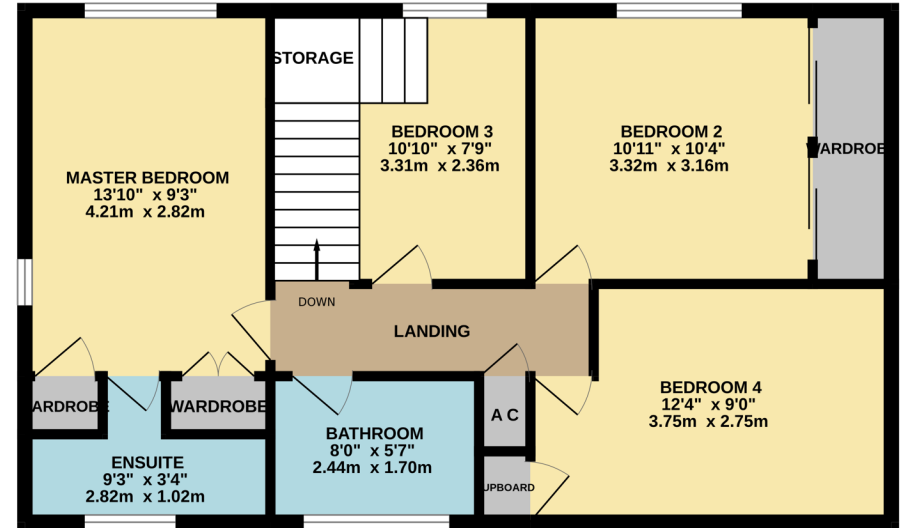




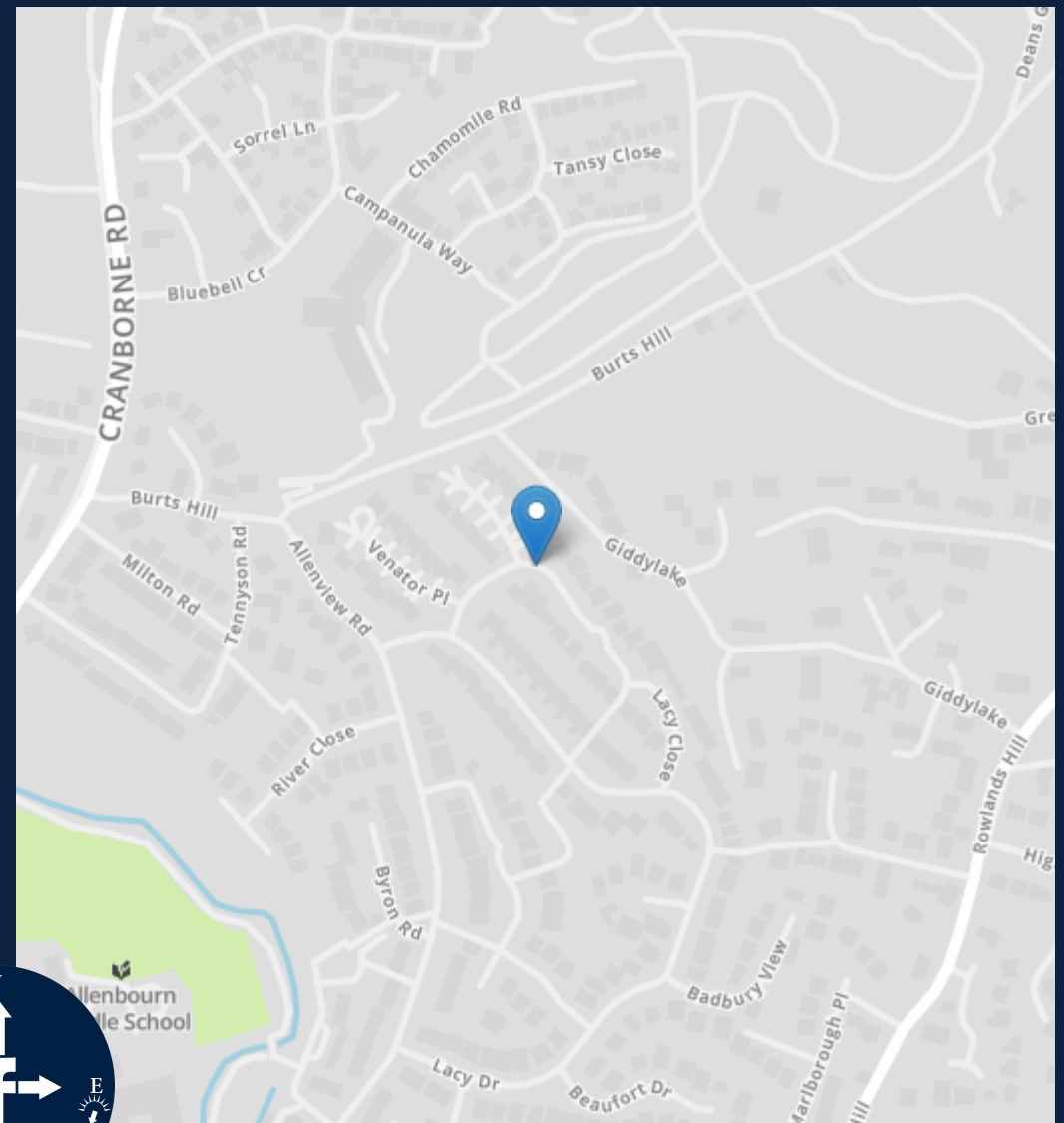
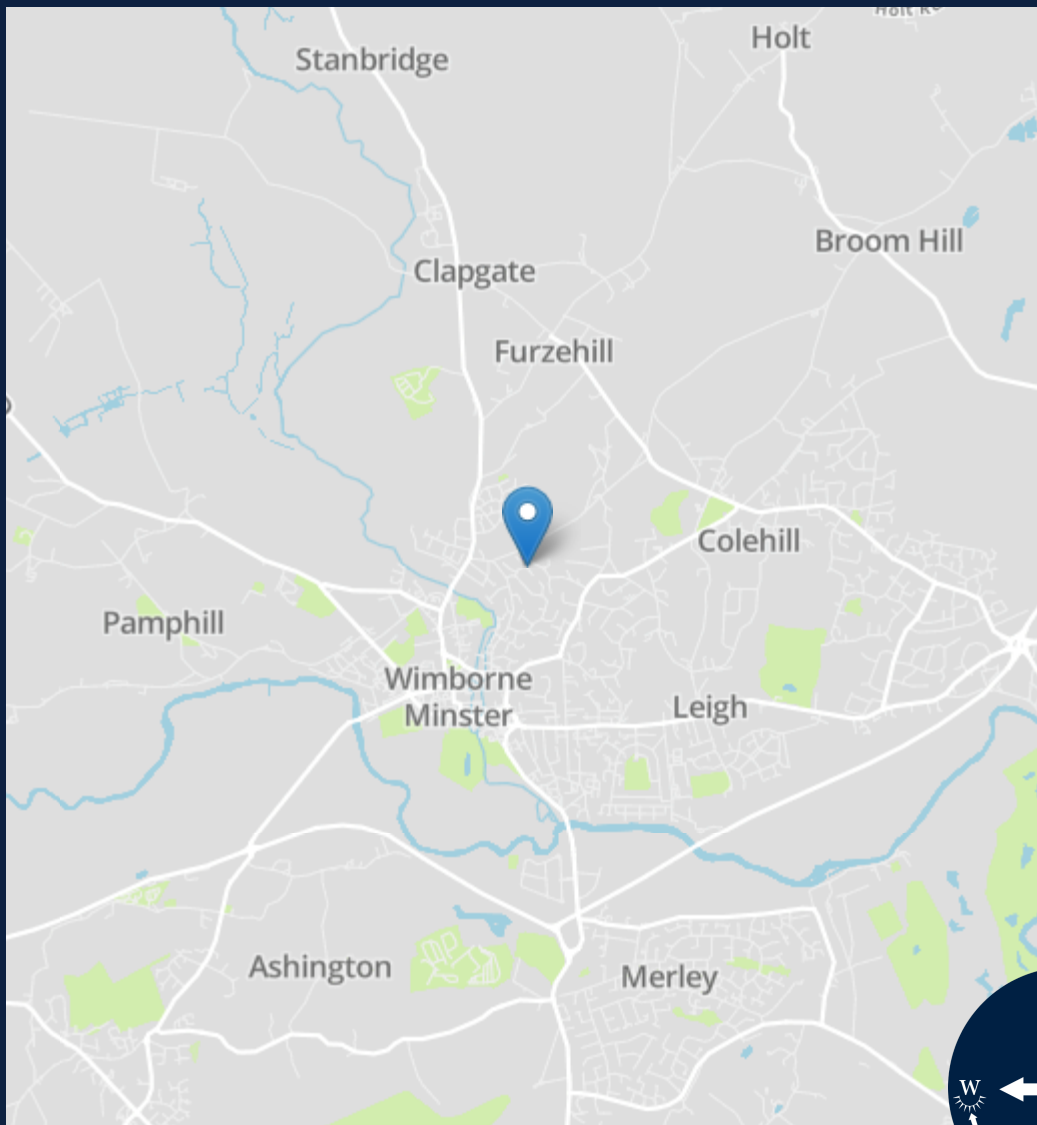
GROUND FLOOR  
747 sq.ft. (69.4 sq.m.) approx.



1ST FLOOR  
653 sq.ft. (60.7 sq.m.) approx.



TOTAL FLOOR AREA : 1400 sq.ft. (130.1 sq.m.) approx.  
Measurements are approximate. Not to scale. Illustrative purposes only  
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12 East Street, Wimborne,  
Dorset, BH21 1DS

[www.fisksestateagents.co.uk](http://www.fisksestateagents.co.uk)

01202 880000