



Asking Price

£650,000

HIGHFIELD ROAD, CORFE MULLEN, WIMBORNE BH21 3PG

Freehold



- ◆ **DETACHED CHALET BUNGALOW**
- ◆ **FOUR DOUBLE BEDROOMS**
- ◆ **NO FORWARD CHAIN**
- ◆ **SOUTH EASTERLY FACING GARDEN**
- ◆ **DETACHED SINGLE GARAGE**
- ◆ **GENEROUS OFF ROAD PARKING**
- ◆ **POTENTIAL FOR AN ANNEX**
- ◆ **SOLE AGENTS**

A versatile and deceptive four bedroom, chalet bungalow boasting three bathrooms, south-easterly rear aspect, generous off road parking and scope to create annex style accommodation. No forward chain.

Description

Highfield Road sits within the heart of Corfe Mullen and was primarily developed in the 1970's comprising a selection of detached homes. This particular property sits to the southerly side of the road and has been comprehensively developed by the current vendors to create a deceptive and versatile home that will suit a wide variety of families. The accommodation comprises of a kitchen dining room, rear aspect living room, two double bedrooms of which one has an en-suite shower room, further family bathroom and internal study room on the ground floor. There is an attractive galleried stairs and landing to the first floor where there are two further double bedrooms and family bathroom as well as an abundance of storage cupboards and eves. The home benefits from gas fired heating, is double glazed throughout and has the benefit of a solar panel installation on the roof. Furthermore we believe there is scope for the ground floor accommodation to be remodelled to provide annexed accommodation should it be needed.





Location

The largest parish in England, Corfe Mullen featured in the Domesday Book, takes its name from Saxo-Norman meaning ‘a mill in a gap’ and the mill, on the River Stour, but sadly no longer in use, is described in the book as the most valuable corn mill in Dorset. For many years Corfe Mullen was important for smugglers, acting as a point of distribution and forwarding centre for contraband landed in Poole Harbour and along the neighbouring coastline. Situated approximately 2.5 miles south west of Wimborne town, Corfe Mullen is an established residential area surrounded by open countryside. Corfe Mullen flows into the town of Broadstone and is bordered by an old Roman Road which provides pleasant areas in which to walk. Residents are well catered for with various shops, favoured schooling, good country pubs, library, churches and a popular leisure club. Corfe Mullen is located within easy access of the A31 and the larger resort towns of Poole and Bournemouth are located some 6 and 9 miles distant respectively.

Outside

The front garden is primarily laid to a brick block paved in and out driveway which provides generous parking for several vehicles and this extends to the right hand side of the home and turn I’ve access to a covered carport and single detached garage. The garage benefits from power and light and in the rear garden there are two further wood built sheds as well as a purpose built garden room which is double glazed and benefits from power and light. The balance of the garden has been professionally landscaped with a centralised lawn which is laid to artificial grass and there is a covered veranda style patio adjoins the rear elevation of the home.



Size: 1761 sq ft (163.6 sq m)

Heating: Gas fired

Glazing: Double glazed

Parking: Generous off street parking

Garden: South Easterly aspect

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

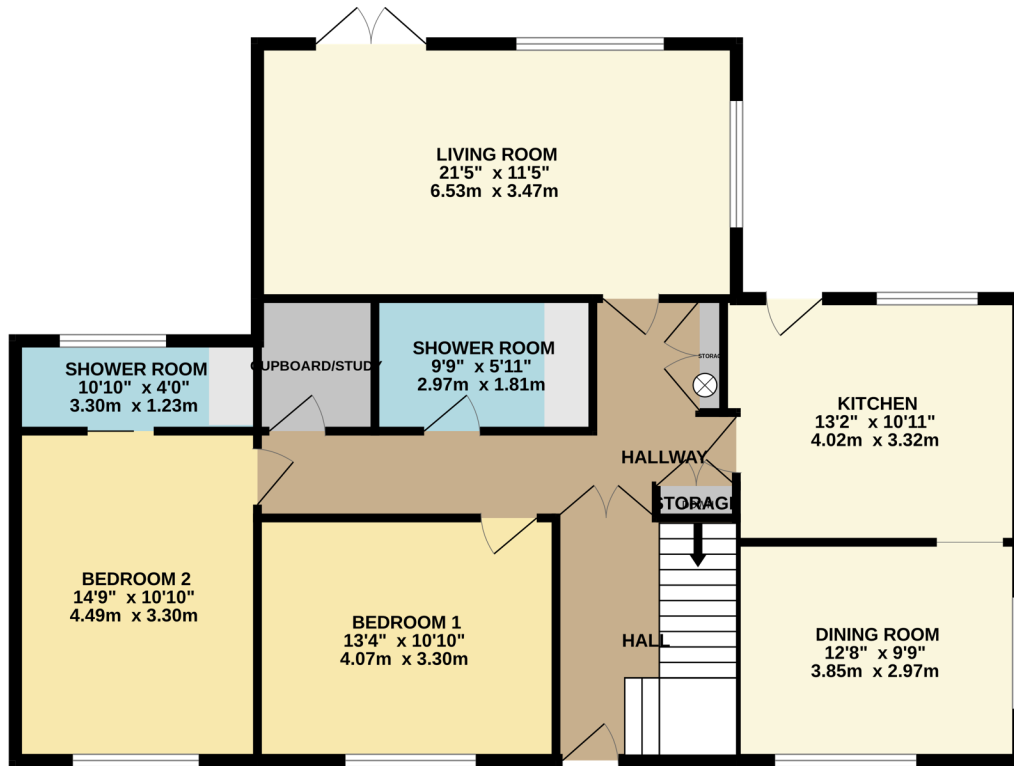
Local Authority: Dorset Council

Council Tax Band: D

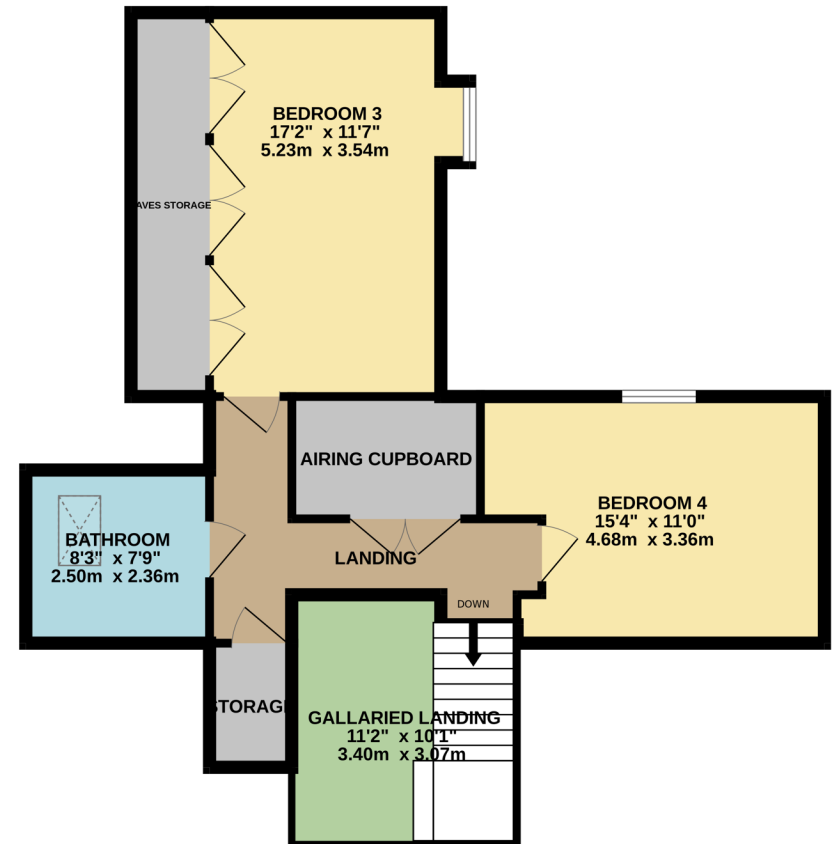




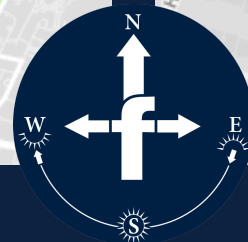
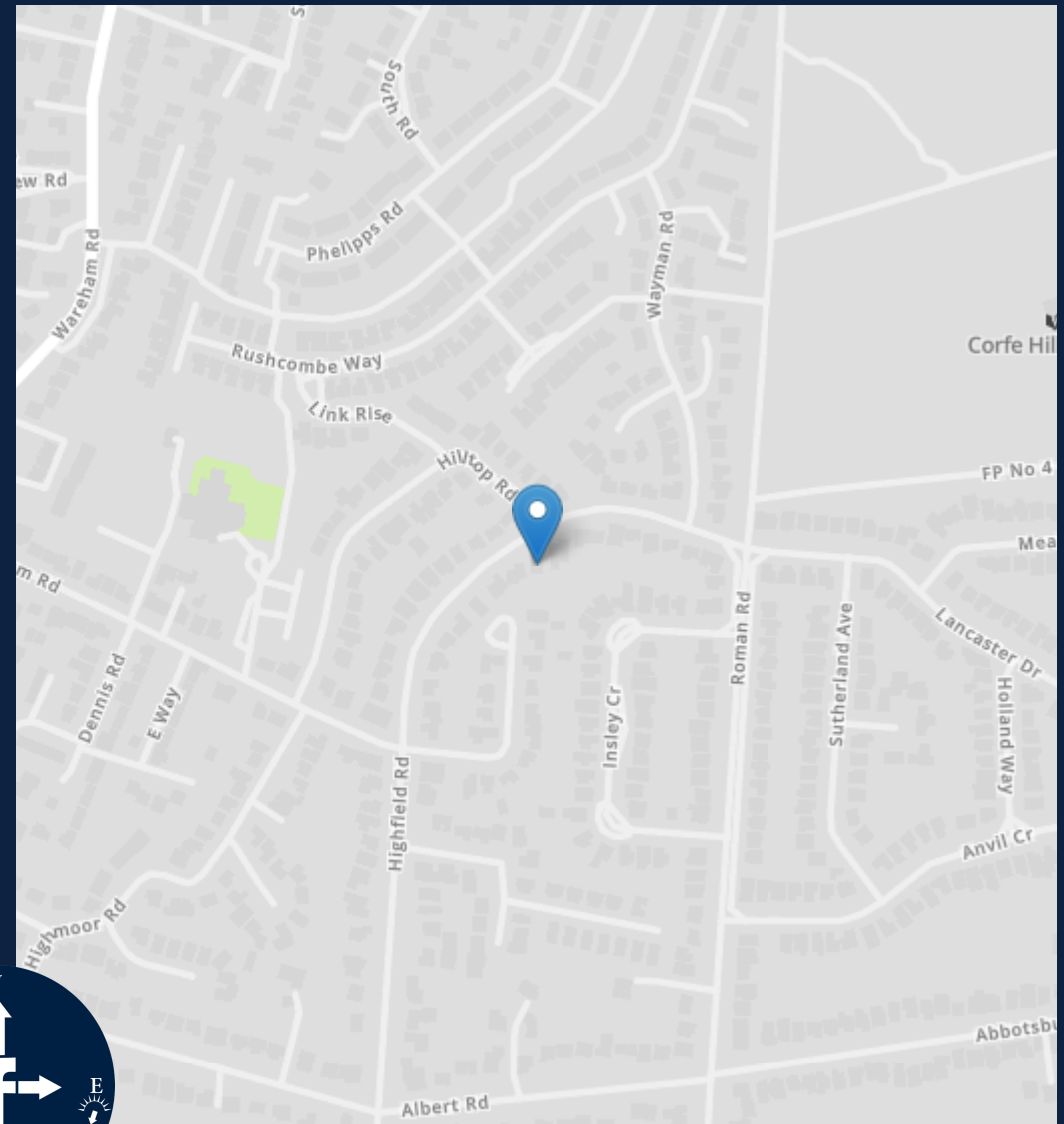
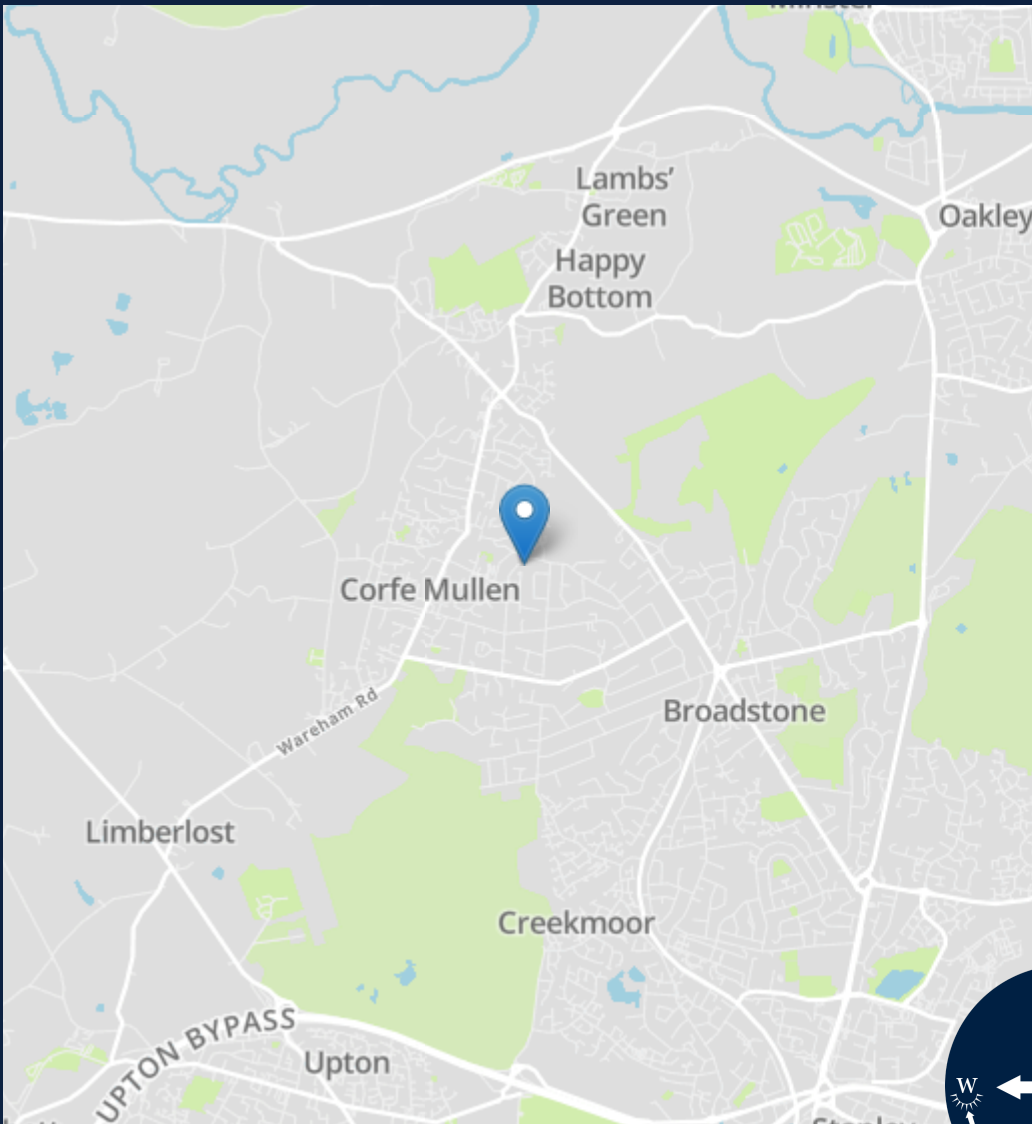
GROUND FLOOR
1149 sq.ft. (106.8 sq.m.) approx.



1ST FLOOR
612 sq.ft. (56.8 sq.m.) approx.



TOTAL FLOOR AREA : 1761 sq.ft. (163.6 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	83	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		



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