



£2,295 pcm

Freehold

CENTAURY GARDENS, WIMBORNE BH21 4FQ



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- ◆ **SEMI- DETACHED HOUSE**
- ◆ **THREE DOUBLE BEDROOMS**
- ◆ **EN SUITE BATHROOM**
- ◆ **WESTERLY ASPECT GARDEN**

An immaculate, three bedroom, semi-detached house situated in the popular Wimborne Chase development boasting two bathrooms, garage, generous westerly aspect garden and being offered unfurnished from the beginning of October.

Property Description

Centuary Gardens is located towards the northern edge of Wimborne Chase, one of the most prominent developments in Wimborne in recent years. The home offers three double bedrooms with an en-suite facility and family bathroom to the first floor and there is a comfortable living room, kitchen and separate WC all linked by a generous entrance hallway on the ground floor. The property boasts gas fired heating as well as double glazing throughout and is being offered for rent on an unfurnished basis from October.

Gardens and Grounds

The driveway leads to the right hand side of the property and is suited to three vehicles and in turn provides access to the single garage, which has an up and over style door and benefits from power and light. There is a wooden access gate which denotes access to the rear garden where there is a decking which spans the entire rear elevation of the home. The garden is entirely laid to a kept lawn and there are close panel fences, which make the garden secure and clearly define boundaries.

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: 1140 sq ft (105.9 sq m)

Heating: Gas fired

Glazing: Double glazed

Parking: Three spaces

Garden: West facing

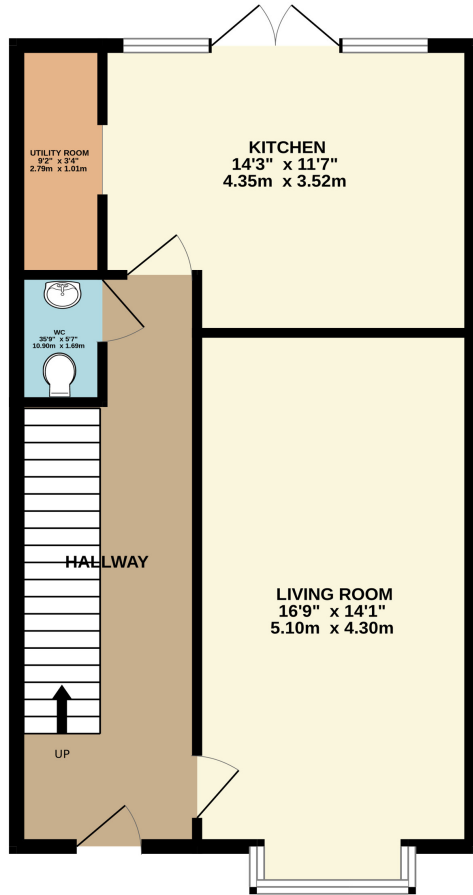
Main Services: Electric, water, gas, telephone, drains

Local Authority: Dorset Council

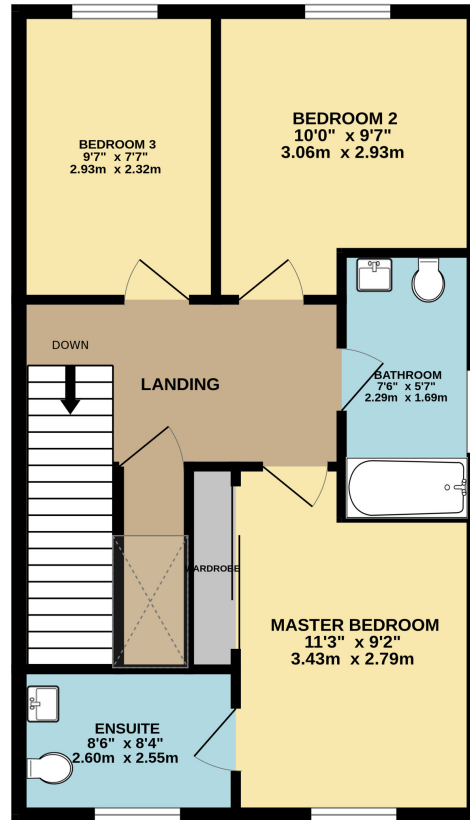
Council Tax Band: C



GROUND FLOOR
575 sq.ft. (53.4 sq.m.) approx.

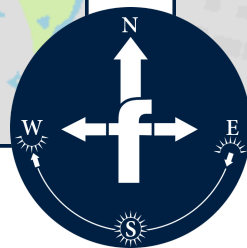
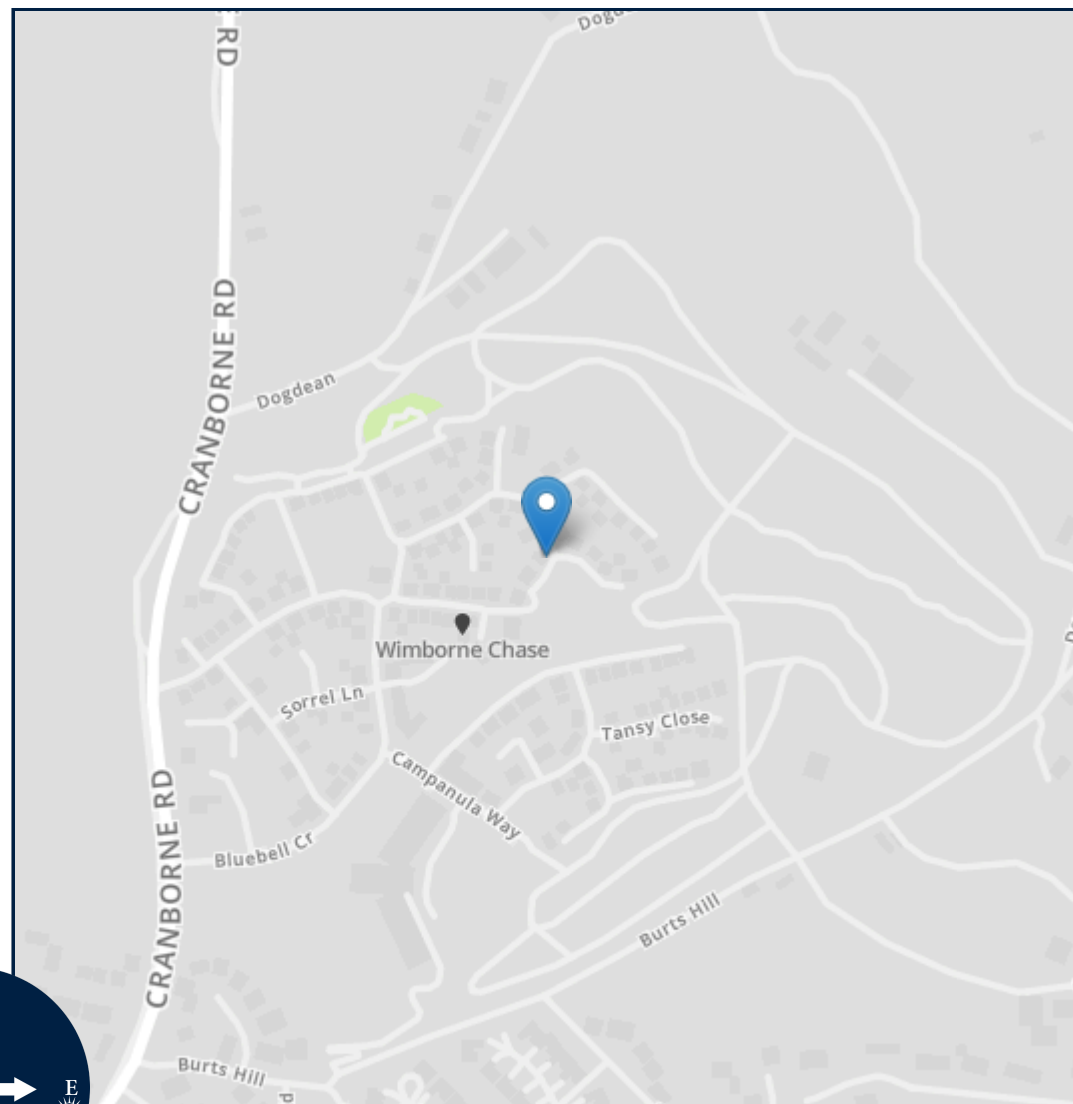
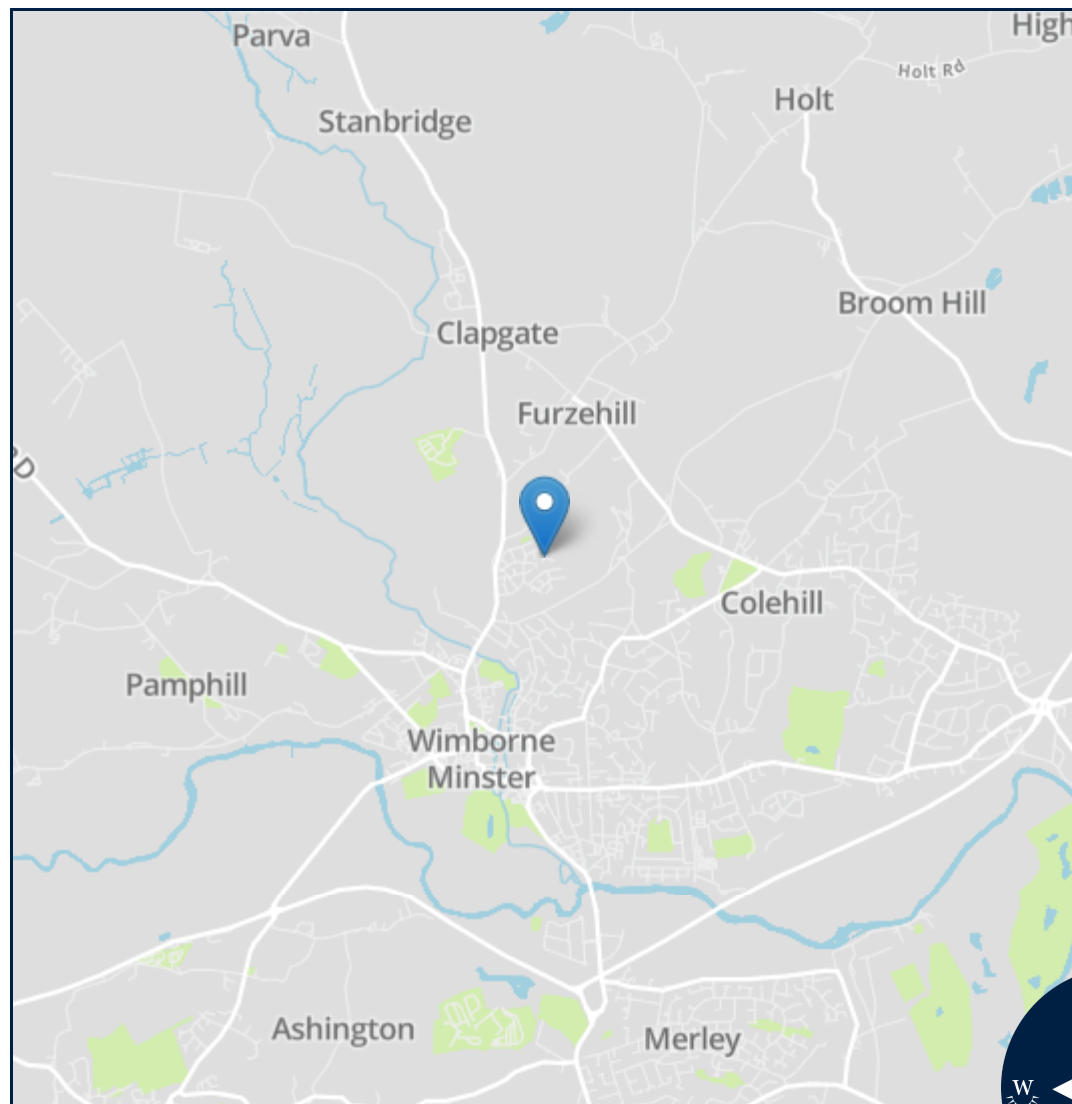


1ST FLOOR
565 sq.ft. (52.5 sq.m.) approx.



TOTAL FLOOR AREA: 1140 sq.ft. (105.9 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	95
A (92-100)	84
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
England, Scotland & Wales	EU Directive 2002/91/EC



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