

HEARNES

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**Corfe Mullen
Dorset, BH21 3HD**

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FREEHOLD PRICE: Offers in excess of £700,000

An immaculately presented and deceptively spacious four double bedroom, four en suite bathroom, three reception room detached family home with ample off road parking and car port, stunning kitchen/breakfast room and separate utility room and superb garden room/studio. NO FORWARD CHAIN.

- Enclosed entrance storm porch
- Spacious entrance hallway with wood effect flooring and oak staircase with glass inserts
- Modern cloakroom with wash hand basin and WC
- Approximately 30' sitting room enjoying a dual aspect with French doors leading into garden and square arch to dining room
- Good size dining room with serving hatch to kitchen and square arch to sun conservatory
- Superb sun conservatory with pitched roof and French doors to garden
- Stunning kitchen/breakfast room with soft close white gloss units and pan drawers, five ring gas hob with extractor oven and adjacent two electric ovens, large integral fridge, cupboard housing boiler, space for table and chairs
- Separate large utility/shower room, space and plumbing for washing machine and tumble dryer, matching base units, sink, shower cubicle and shower, WC, meter cupboard with water softener
- Main bedroom with walk in wardrobes and fully tiled en suite shower room
- Bedroom two with fully tiled en suite bathroom with separate shower cubicle and jacuzzi bath
- Bedroom three with fitted mirror fronted wardrobe with further wardrobe and fully tiled en suite shower room
- Bedroom four with fitted cupboard and fully tiled en suite shower room
- Outside: Ample off road parking for numerous cars leading to carport with shingle frontage, shrub and tree inserts and outside lighting. The rear garden is low maintenance having different level patio areas and large Palm tree, enclosed by brick walling. There is a superb gym/studio measuring 23' x 15' 7" with two further large outbuildings and feature undercover barbecue area and outside lighting

The property is situated in a well established area and is renowned for its sought after schools and in close proximity to the main amenities of Corfe Mullen offering a range of shops and facilities. It is within 2 miles of Wimborne town centre where a number of shops, restaurants, public houses can be found as well as the renowned Tivoli theatre.

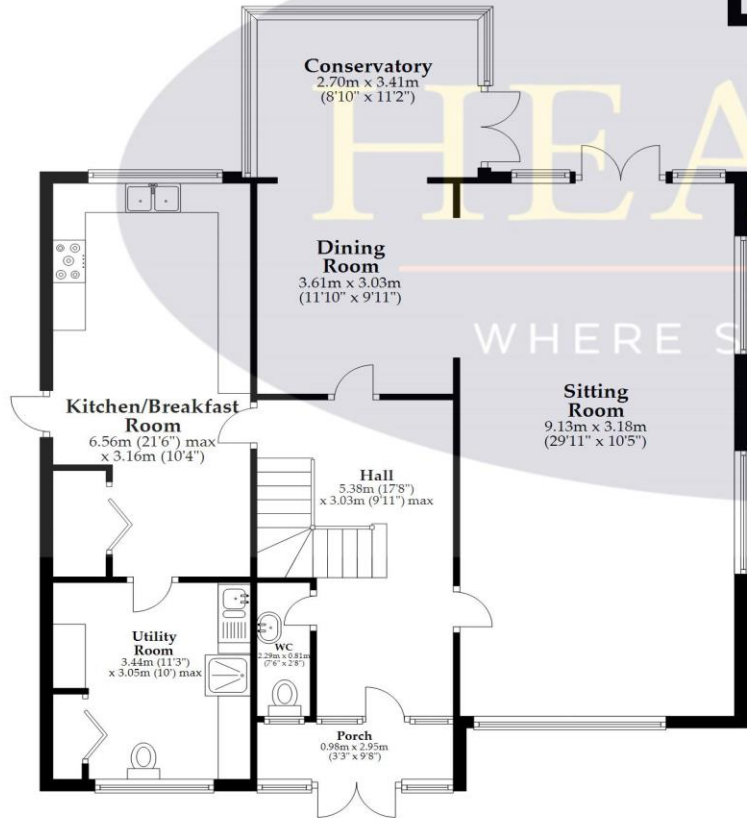
COUNCIL TAX BAND: F EPC RATING: C

AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearn's Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

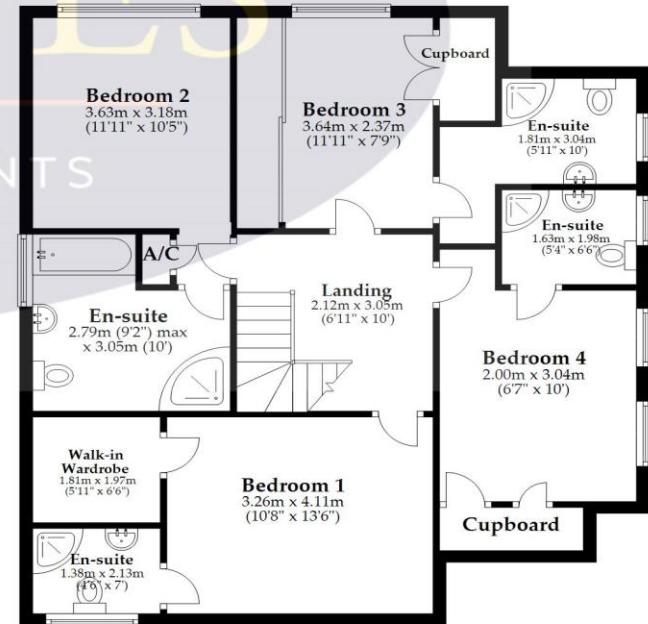




Ground Floor
Approx. 150.2 sq. metres (1617.2 sq. feet)



First Floor
Approx. 86.5 sq. metres (931.0 sq. feet)



Total area: approx. 236.7 sq. metres (2548.2 sq. feet)





www.hearnes.com

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