



FOR SALE
HEARNES
01202 842922



Colehill
Dorset, BH21 2JT

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FREEHOLD PRICE GUIDE: £300,000 - £350,000

A well presented two double bedroom semi detached bungalow offering a good size sitting room/diner with open fire facility, a recently refurbished kitchen, garage and off road parking for three cars situated in a popular location. NO FORWARD CHAIN.

- Spacious entrance hall with loft access
- Good size sitting room/diner with open fire facility and large picture window
- The kitchen was refurbished approximately three years ago and offers a range of soft closure cream units and complementary worktops, Zanussi oven and gas hob with chimney style extractor hood, space for washing machine and fridge freezer
- Two double bedrooms both with fitted wardrobes and large picture windows
- Family bathroom with bath and shower over, pedestal wash hand basin and low level flush WC
- Garage with power and lighting
- Driveway and additional gravel parking area for parking up to three cars
- Enclosed Mediterranean style courtyard garden at the rear

The market town of Wimborne is approximately two miles distant which has an excellent range of shops and restaurants plus the Tivoli theatre and churches of most denominations. The coastal resorts of Bournemouth and Poole are both nearby.

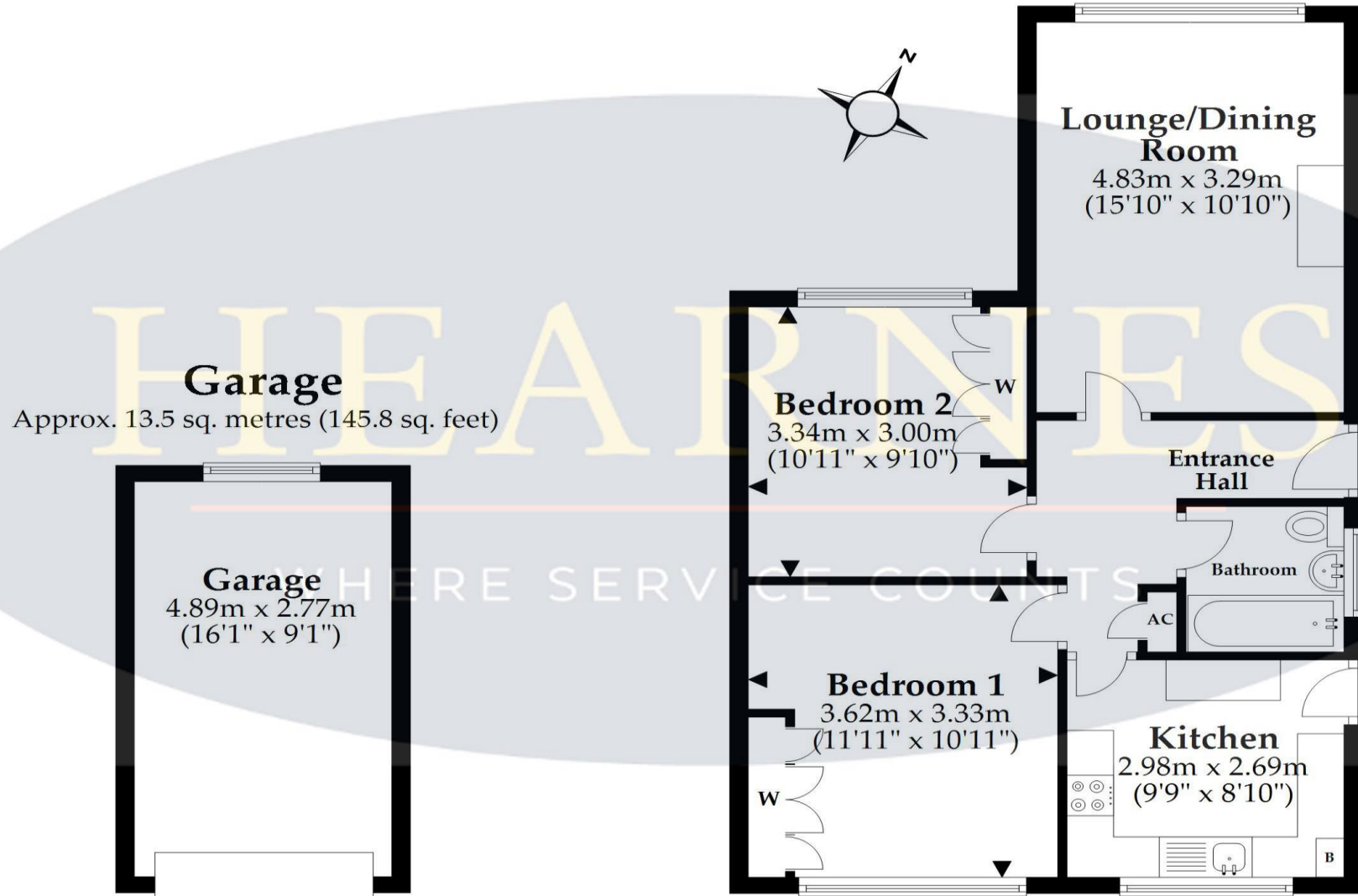
COUNCIL TAX BAND: C EPC RATING: D

AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearnese 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. 56.8 sq. metres (611.7 sq. feet)



Total area: approx. 70.4 sq. metres (757.5 sq. feet)

This plan is not to scale and it is for general guidance only. LJT Surveying Ltd Ringwood



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OFFICES ALSO AT: BOURNEMOUTH, FERNDOWN, POOLE & RINGWOOD

