



Estate Agents



Auctioneers

Somerset Road, Pokesdown, Bournemouth, BH7 6JJ

£400,000 – Freehold

Well Presented Character Three Bedroom Semi Detached House
Entrance Porch | Entrance Hall | Downstairs WC | Open Plan Living Room/Dining Room | Kitchen | Sun Room
Stairs to First Floor Landing | Three Bedrooms | Bathroom | Rear Garden with Garden Room/Office

A very well presented character three bedroom semi-detached house within easy reach of local shops and Pokesdown train station. Award winning sandy beaches are just over half a mile walk away via the picturesque Woodland Walk and Southbourne Grove with its array of independent shops, coffee shops, and restaurants is also nearby.

Upon entering the property you are greeted by a porch which is useful for coat and shoe storage, then into the hallway which has doors to all rooms; a recent addition is a downstairs w/c which has been installed under the stairs. The open plan living/dining room has wood flooring, a bay window and a recently added log-burner perfect for keeping the room nice and cosy. Entering the modern fitted kitchen there is a central island which has storage along with space for stools for the breakfast bar; integrated fridge/freezer, dishwasher and space for a washing machine; beyond this is a sunroom with sliding doors leading to the garden.

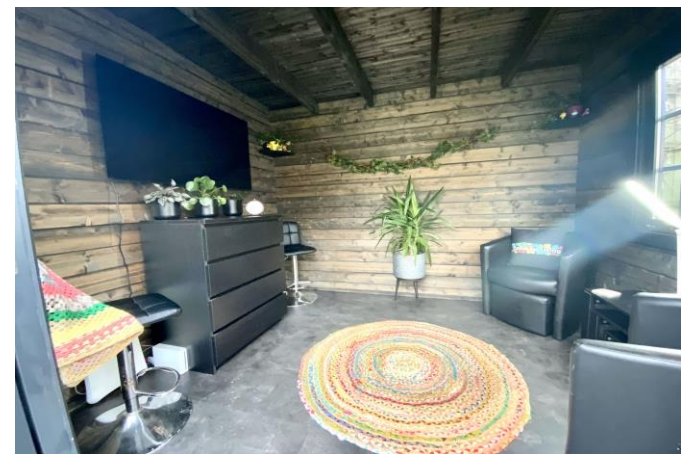
The first floor comprises of a spacious master bedroom with built in wardrobes; bedroom two again is a good size with a built in wardrobe. The third bedroom is currently being used as a study/home office but could easily be used as a single bedroom if desired. The modern four piece bathroom suite is tiled, and has underfloor heating.

Outside, the private rear garden is mainly laid to lawn and has had an area of patio which is a real suntrap. Summer house with power installed, ideal for an entertaining space or somewhere to work from home. There is side access to the front of the house with a secure gate. The front garden is enclosed by brick wall and gate. Viewing comes highly recommended of this lovely family home.

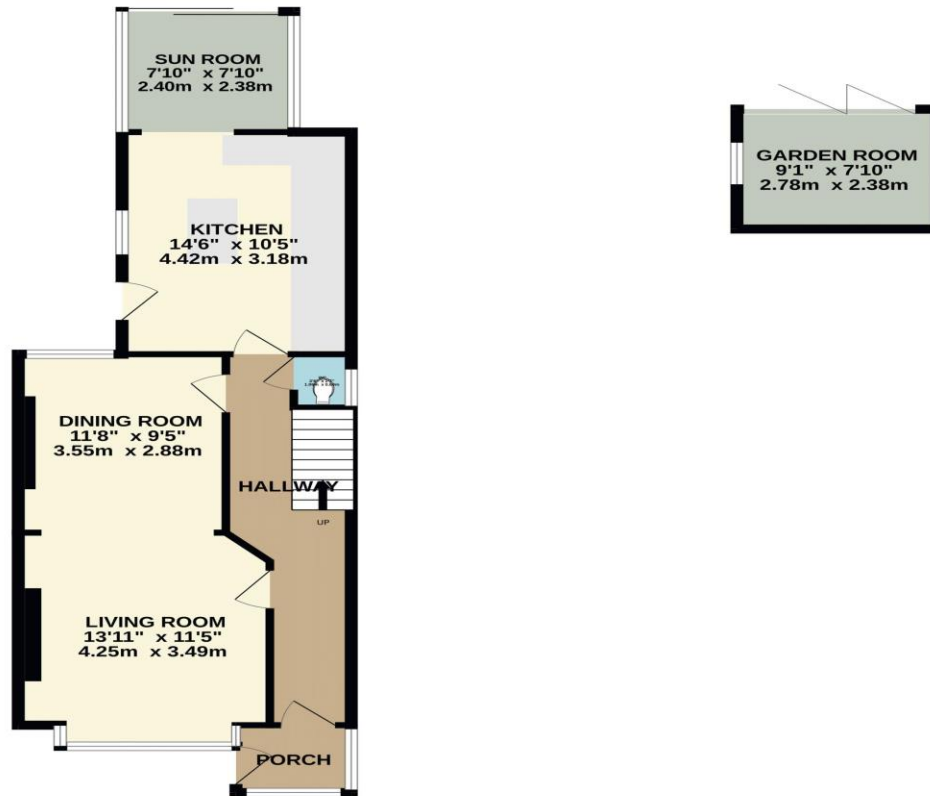
Council Tax Band: C

EPC Rating: 69 | C

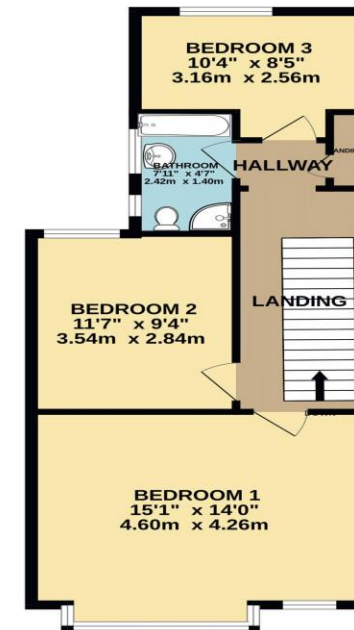




GROUND FLOOR



1ST FLOOR



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