



Estate Agents



Auctioneers

Wheaton Road, Pokesdown, Bournemouth, Dorset, BH7 6LH

£395,000 – Freehold

Stunning Three Bedroom Period Semi-Detached House
Entrance Hallway | Reception Room | Superb Kitchen/Diner with Built-in Appliances | Downstairs W/C
First Floor Landing | Three Double Bedrooms | Luxury Bathroom | Landscaped Rear Garden | No Chain

A superbly refurbished three bedroom semi detached house set in a most convenient position for local shops at Pokesdown and Southbourne as well as access to Kings Park, excellent local schools and Pokesdown Train station giving swift access into Bournemouth and Waterloo. Viewing is essential – No onward chain.

The property has undergone an extensive professional renovation over recent months and is now presented for sale in truly superb condition throughout with a host of benefits including new UPVC double glazing, new carpets & new flooring throughout, re-wired, re-plumbed with gas central heating and new boiler.

Enter into the entrance hallway with doors to the ground floor rooms, stairs leading up to the first floor and door to ground floor guest w/c. At the front of the property is the 13' reception room which has a large bay window flooding the room with natural light. To the rear is the superb open-plan kitchen/diner with central island unit and full range of built-in appliances. Upstairs there are three excellent sized bedrooms and a luxury bathroom having a bath with shower over, w/c and basin with stylish contemporary tiling.

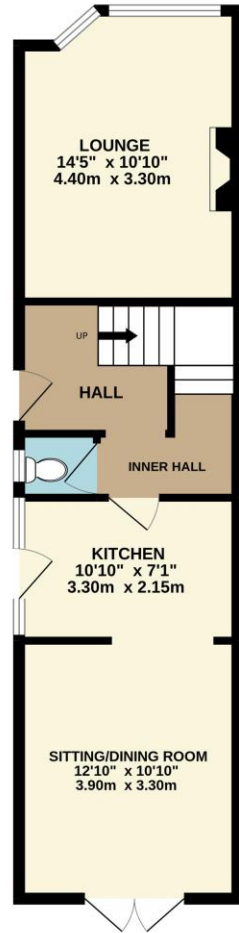
Outside, there are landscaped front and rear gardens. The front garden has been laid to decorative stone with shrub border. The lovely rear garden has a pleasant sunny westerly aspect and is laid to lawn with patio area. Gated side access with resin pathway.

Council Tax Band: C

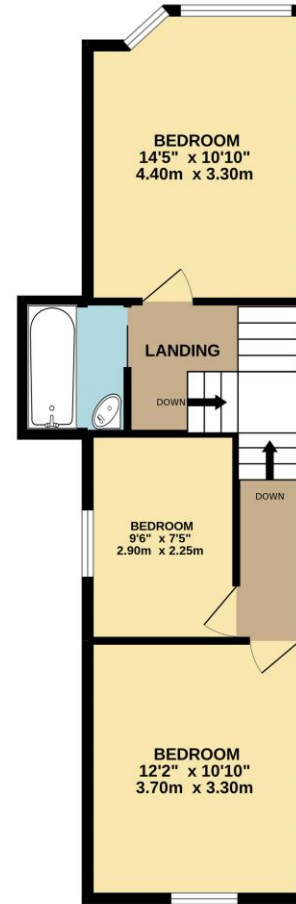




GROUND FLOOR
466 sq.ft. (43.5 sq.m.) approx.



1ST FLOOR
494 sq.ft. (45.9 sq.m.) approx.



TOTAL FLOOR AREA: 962 sq.ft. (89.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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