



Chenford House

Canford Magna

Wimborne, Dorset, BH21 3AT



**Christopher
Batten**

01202 841171
www.christopherbatten.com



A spacious 5 bedroom, 3 reception room detached house set in the heart of the picturesque village of Canford Magna.

Chenford House was built by the present owners in 1977 and occupies an elevated position close to the renowned Canford School and historic village church, with easy access to river walks in to Wimborne Minster, approximately 1.5 miles to the north.

A covered entrance porch and front door lead to the reception hall, off of which there is a modern cloakroom and a study.

The spacious, well proportioned sitting rooms features an inglenook style fireplace and French doors to the garden. Glazed double doors and a step up lead to a separate dining room, again with French doors to the garden.

The L-shaped kitchen/breakfast room has an excellent range of units, gas hob, cooker hood, electric double oven, larder fridge and a door to a large utility room (with a personal door to the garage.)

Viewings by appointment
Price Guide £795,000 Freehold





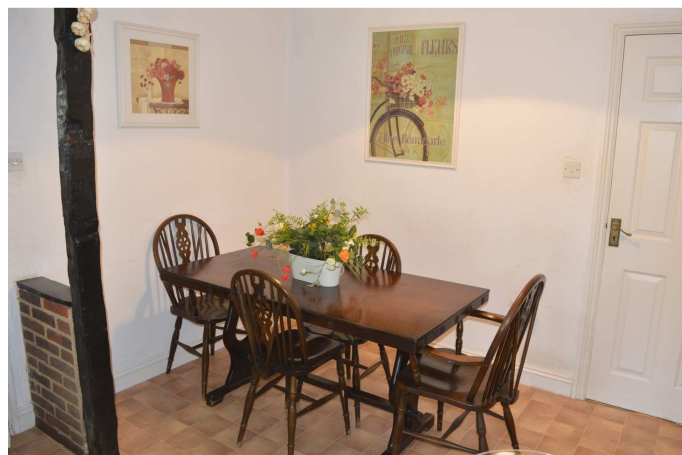
There is a large galleried first floor landing, off of which there are 5 bedrooms. The master suite has a separate dressing room and a refurbished en suite bath/shower room. The family bathroom is particularly spacious and features a corner spa bath, WC, twin wash basins and bidet.

The double garage has an electric up-and-over door, and a 5-bar gate to the side leads to additional off road parking. Chenford House benefits from gas central heating system, double glazed windows and a security alarm system.

The driveway sweeps to the front of the property, where there is a lawn with flower and shrub borders. Access at either side of the property leads to an enclosed rear garden which enjoys a south westerly aspect.


DIRECTIONS: From Wimborne, proceed south along Poole Road, over Canford Bridge and up Oakley Hill. Just before the Willett Arms, turn left into Oakley Lane. Proceed along Oakley Lane and around the sharp right hand bend leading into Canford Magna village, and Chenford House can be found on the right hand side after a short distance.

COUNCIL TAX: TBC.







Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 to 100) A		
(81 to 91) B		
(69 to 80) C		77
(55 to 68) D	57	
(39 to 54) E		
(21 to 38) F		
(1 to 20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC 

NRN: 8758-7528-4820-8670-1822

Chenford House, Canford Magna

Approximate Gross Internal Area :- 272 sq m / 2930 sq ft



15 East Street, Wimborne, Dorset BH21 1DT
 Tel: (01202) 841171/2 Fax: (01202) 842714
 Email: properties@christopherbatten.com



www.christopherbatten.com

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