



## Stacey Close, Parkstone, Poole, BH12 3HT

£347,500

- Three Bedrooms
- Well Presented
- UPVC Double Glazing
- Modern Family Bathroom
- Driveway With Ample ORP
- Spacious Semi-Detached House
- Open Plan Kitchen / Dining Room
- Gas Central Heating
- Cul-De-Sac Location
- Detached Garage

WELL PRESENTED SEMI-DETACHED HOUSE / IDEAL FAMILY HOME >>> Greys Estate Agents are delighted to offer for sale this well presented and spacious semi-detached house situated in a cul-de-sac position in Parkstone, Poole. The property comprises: Three bedrooms, good size lounge, open plan kitchen / dining room and a family bathroom. Other benefits include UPVC double glazing , gas central heating, front and rear gardens, driveway providing ample off road parking and front and rear gardens.



**Lounge**

15'5" x 12'5" max (4.7 x 3.8 max)

**Kitchen / Dining Room**

15'8" x 12'5" (4.8 x 3.8)

**Bedroom one**

15'5" x 9'2" (4.7 x 2.8)

**Bedroom Two**

12'5" x 8'10" (3.8 x 2.7)

**Bedroom Three**

9'10" x 6'6" (3 x 2)

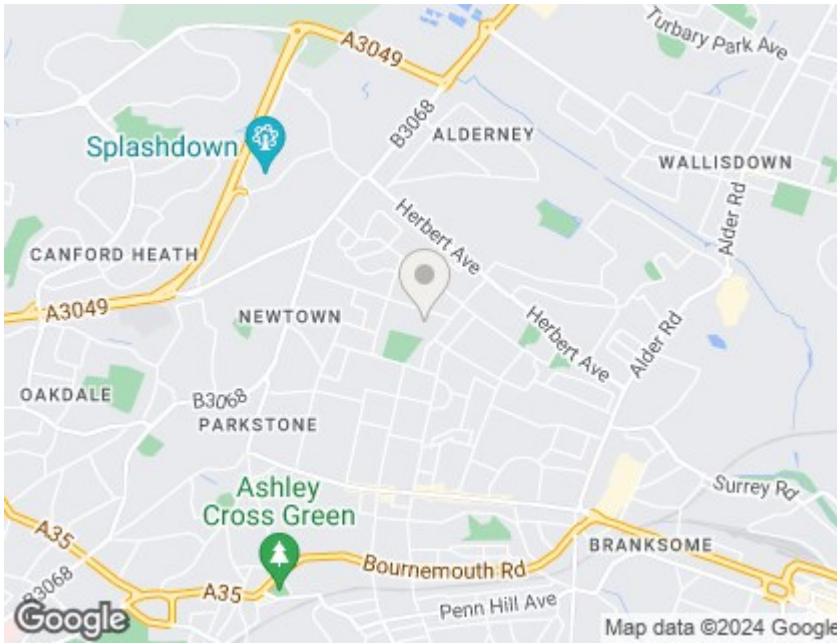
**Family Bathroom**

**Detached Garage**







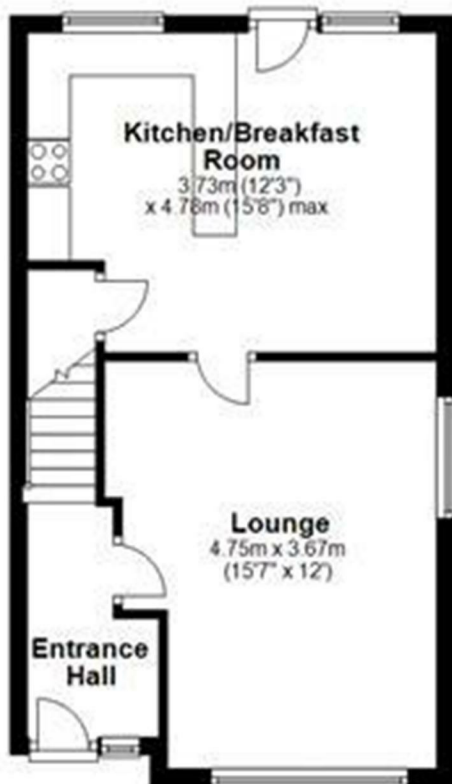


## Viewings

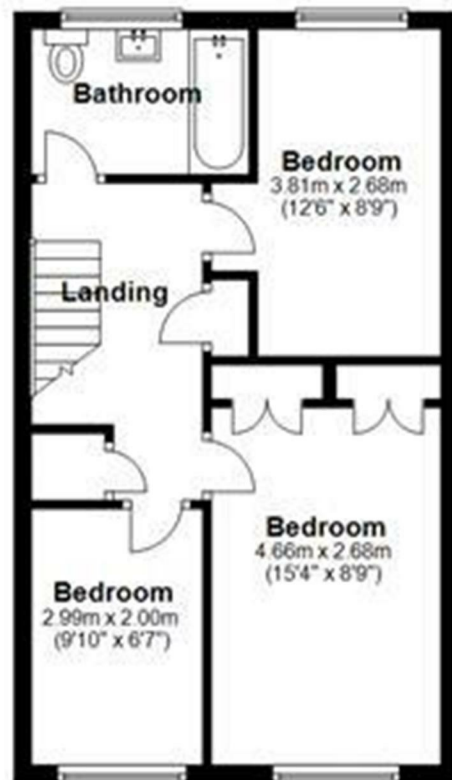
Viewings by arrangement only. Call 01202 749390 to make an appointment.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			<b>87</b>
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>		<b>59</b>	
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>D</b> England & Wales		EU Directive 2002/91/EC	

**Ground Floor**



**First Floor**



Bournemouth Energy Floor Plans are provided for illustration/identification purposes only. Not drawn to scale, unless stated and accept no responsibility for any error, omission or mis-statement. Dimensions shown are to the nearest 7.5 cm / 3 inches. Total approx area shown on the plan may include any external terraces, balconies and other external areas. To find out more