



## Kinson Avenue, Poole, BH15 3PH

£290,000

- Two Bedrooms
- Tremendous Potential
- Westerly Rear Garden
- No Forward Chain
- Detached Bungalow
- UPVC Windows
- Driveway With ORP
- Updating Required
- Gas Central Heating
- Sought After Location

NEW PRICE / GREAT VALUE! / SOUGHT AFTER LOCATION / UPDATING REQUIRED / NO FORWARD CHAIN >>> Greys Estate Agents are delighted to offer for sale this detached bungalow situated in the sought after Kinson Avenue in Poole. The property is in need of updating and will make an ideal project. Benefits include two bedrooms, lounge, kitchen and bathroom. Other benefits include UPVC windows, gas central heating, Westerly rear garden and a driveway providing off road parking.



Lounge  
13'5" x 12'5" max

Kitchen  
10'10" x 10'8"

Bedroom One  
12'11" x 10'0"

Bedroom Two  
10'10" x 7'4"

Bathroom  
6'1" x 5'11"

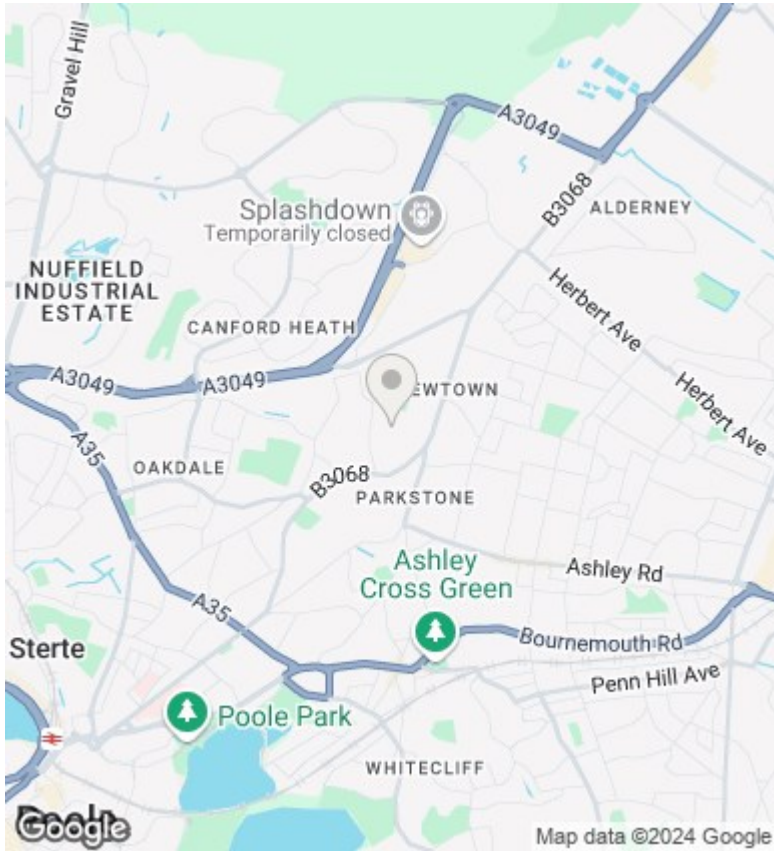



**Floor Plan**

Produced by Elements Property







Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			81
(69-80) C			
(55-68) D		52	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 	

## Viewings

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