



## 7 Whitecross Close, Canford Heath BH17 9HN

Situated in this quiet cul-de-sac location and enjoying views to the rear over neighbouring heath, is this three bedroom semi-detached family home with a generous, extended kitchen/living room.

**EPC: 69 Council Tax Band: C Price: £380,000 Freehold**

 **3**  **1**  **2**









## Key Features

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- QUIET CUL-DE-SAC LOCATION
- SITTING ROOM
- KITCHEN/LIVING/DINING AREA
- SNUG/OFFICE
- CLOAKROOM
- THREE BEDROOMS
- CONTEMPORARY BATHROOM
- POPULAR "PINERIDGE" LOCATION
- BACKING ON TO HEATHLAND
- CLOSE TO LOCAL AMENITIES

## The Property

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### Ground Floor

This well presented semi detached property is situated in the ever popular location of "Pineridge" within close proximity to local amenities and popular schooling for all age groups, including both the boys and girls grammar schools. The house has gas fired central heating with radiators and UPVC double glazing.

There is a reception hall with a cloakroom, which leads through to the sitting room. A particular feature of the house is the contemporary fitted kitchen with living/dining area with patio doors opening onto the

rear garden, and heathland beyond. Also located to the ground floor is a snug/office with a door leading to the rear garden.

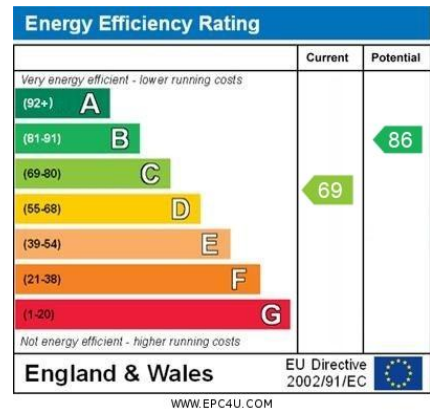
### First Floor

There are three bedrooms and a contemporary family bathroom.

### Outside

A front garden with driveway provides off road parking and leads to an electrically operated roller door giving access to an area of storage.





All rooms have been measured with an electronic laser and are approximate measurements only. To comply with the Consumer Protection from Unfair Trading Regulations 2008, we clarify that none of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Wilson Thomas for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.

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