



## 24 Renault Drive, Broadstone BH18 8HW

A three bedroom detached bungalow situated in an established and quiet location.

**EPC: 67 Council Tax Band: D Price: £380,000 Freehold**











## Key Features

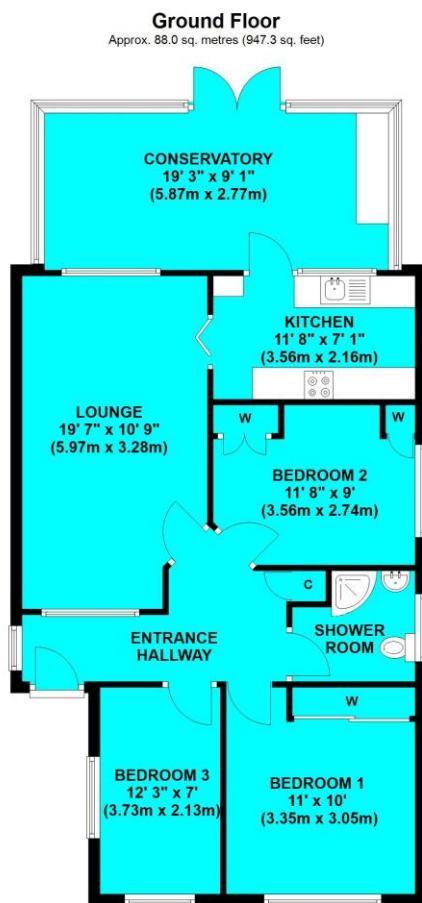
- THREE BEDROOM DETACHED BUNGALOW
- CONSERVATORY
- GENEROUS FRONT GARDEN WITH RESIN DRIVEWAY
- GARAGE AND CARPORT
- SUNNY SECLUDED REAR GARDEN
- UPVC DOUBLE GLAZING
- GAS FIRED CENTRAL HEATING
- QUIET RESIDENTIAL LOCATION
- WALKING DISTANCE TO BUS SERVICES

## The Property

Situated in this established and quiet residential location is this three bedroom detached bungalow benefitting as from gas fired central heating and UPVC double glazing.

The accommodation comprises of a reception hall leading to the lounge/dining room, kitchen and a conservatory enjoying an outlook over the rear garden. There are then three bedrooms, two of them having fitted wardrobes and a shower room (formerly the bathroom).

There is an enclosed front garden with a resin driveway providing off road parking for a number of vehicles leading to the carport and attached garage. The rear garden enjoys a high degree of privacy and has a patio area extending to lawn with established borders and there is workshop, greenhouse and tin shed.



Total area: approx. 88.0 sq. metres (947.3 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error omission and misstatement. 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.  
Plan produced using PlanUp.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>	67	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
WWW.EPC4U.COM		

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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