



**PURBECK
PROPERTY**

**CELEBRATING 40 YEARS
IN WAREHAM**

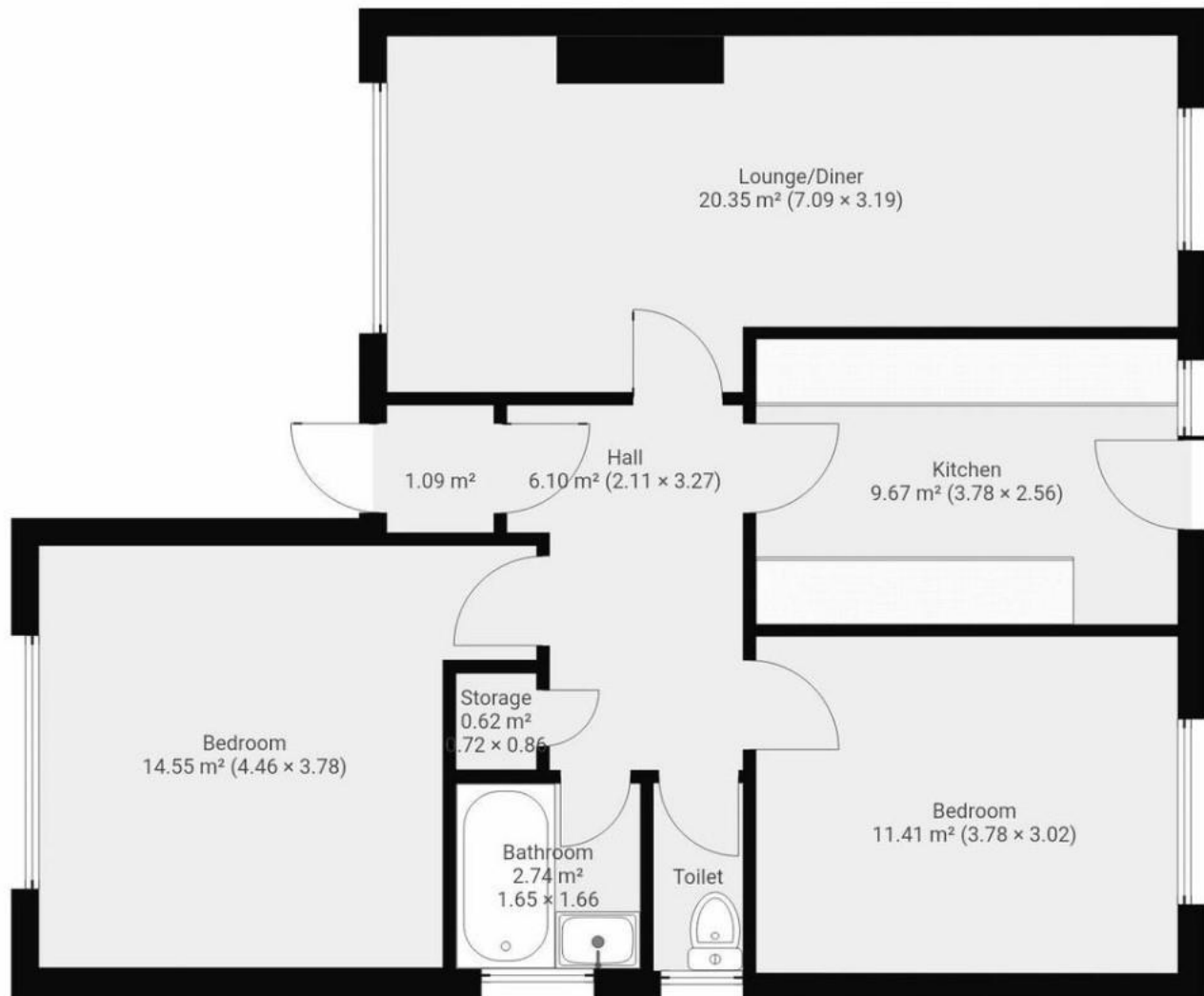
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**A SPACIOUS 2 BEDROOM BUNGALOW WITH A GENEROUS GARDEN
SET IN THIS TRANQUIL LOCATION JUST
OUTSIDE OF SWANAGE TOWN CENTRE.
NO FORWARD CHAIN**



Prospect Crescent, Swanage, BH19 1BE

PRICE £550,000



Location:

This detached bungalow is set in this prime position just outside of Swanage Town Centre & is within a short walk of local shops & schooling. Swanage itself has a variety of shops, cafes & restaurants plus the picturesque sea front & bathing beaches. Swanage has a steam railway which runs to Corfe Castle/Norden & the popular Mowlem Theatre. Being within The Purbecks there is an abundance of coastal walks & activities along the Jurassic Coast.

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The Property:

This bungalow is entered through a upvc front door with privacy glass there's a small porch area with tiled flooring. A further wooden door with glass panes gives access to the hallway. There is a radiator, cupboard with the electric and gas metres in and a further storage cupboard with a Combi boiler.

The kitchen has a matching range of units at base and eye level there is tile laminate flooring a gas hob built into the worksurface with electric oven below and extractor above. The kitchen is partially tiled and has several electrical outlets, a built-in washing machine, a one and a quarter bowl sink with side drainer.

The lounge/diner enjoys a triple aspect with 4 upvc windows, there are two radiators and a stone hearth fireplace with an electric fire. There is also a serving hatch.

The master bedroom is a good double size and has a upvc window to the front aspect of the property there is a radiator

Bedroom two is a good size double with upvc double glazed window to the rear aspect of the property. There is also a radiator.



The graph shows this property's current and potential energy rating.

There is a separate wc to bathroom with tile laminate flooring, a radiator and opaque upvc window to the side aspect of the property and extractor. The bathroom has bath with electric shower over tile laminate flooring, there is a sink, a radiator and a upvc opaque window to the side aspect. There is also an extractor.

Garage & Parking:

There's a generous sized driveway for 3 to 4 cars and a garage with up and over door.

Garden:

The front garden is mostly laid to lawn with shrubs bordering it.

The property benefits from a rear garden with concrete and stone slabs immediately abutting the property. There is a raised lawned area with a wall at the back of the garden & a mature tree.

Measurements:

Lounge	23'3" (7.09m) x 10'6" (3.20m) max
Kitchen	10'6" (3.20m) x 8'5" (2.57m)
Cloakroom	5'5" (1.66m) x 2'7" (.80m)
Bedroom 1	14'7" (4.45m) max x 11'10" (3.62m)
Bedroom 2	12'04" (3.77m) x 9'10" (3.01m)
Bathroom	5'5" (1.60m) x 5'4" (1.44m)

