

918 Wimborne Road, Bournemouth, BH9 2BJ

Tel: 01202 977711

Email: [bournemouth@meyersstates.com](mailto:bournemouth@meyersstates.com)

[www.meyersstates.com](http://www.meyersstates.com)

Your Local Award Winning Estate Agency



**MEYERS**

MOVING BEYOND EXPECTATIONS



## 20 Bascott Road

Bournemouth BH11 8RH

**£275,000**

- Chain Free
- Two Bedrooms
- Useable Loft Room
- Off Street Driveway Parking
- Conservatory
- Mature Attractive Gardens

## Location

The property is situated in Wallisdown, within easy reach to both Bournemouth and Poole and has main bus route at the doorstep. A short drive away is Turbary Park, featuring playing fields and Castlepoint Shopping Centre with a range of retail stores, supermarkets and restaurants. The A338 (The Way) is also easily accessible for routes in and out of Bournemouth.

## Entrance Hall

**Living Room** 13' 1" x 10' 11" (3.98m x 3.32m)

**Dining Room** 10' 0" x 8' 3" (3.05m x 2.51m)

**Kitchen** 10' 2" x 9' 0" (3.10m x 2.74m)

Wall and base units, counter tops. Integrated: Gas electric oven. Plumbing for washing machine, space for fridge/freezer.

**Conservatory** 10' 9" x 7' 10" (3.27m x 2.39m)

**Bedroom 1** 13' 3" x 10' 11" (4.04m x 3.32m)

**Bedroom 2** 10' 1" x 10' 0" (3.07m x 3.05m)

## Family Bathroom

## Landing

**Loft Room** 12' 8" x 9' 9" (3.86m x 2.97m)

## Outside

To the front of this detached bungalow is a hard surface driveway parking for 3+ vehicles. To the rear is a mature enclosed rear garden with pond, mainly laid out with mature shrubs, flowers and borders.

## EPC

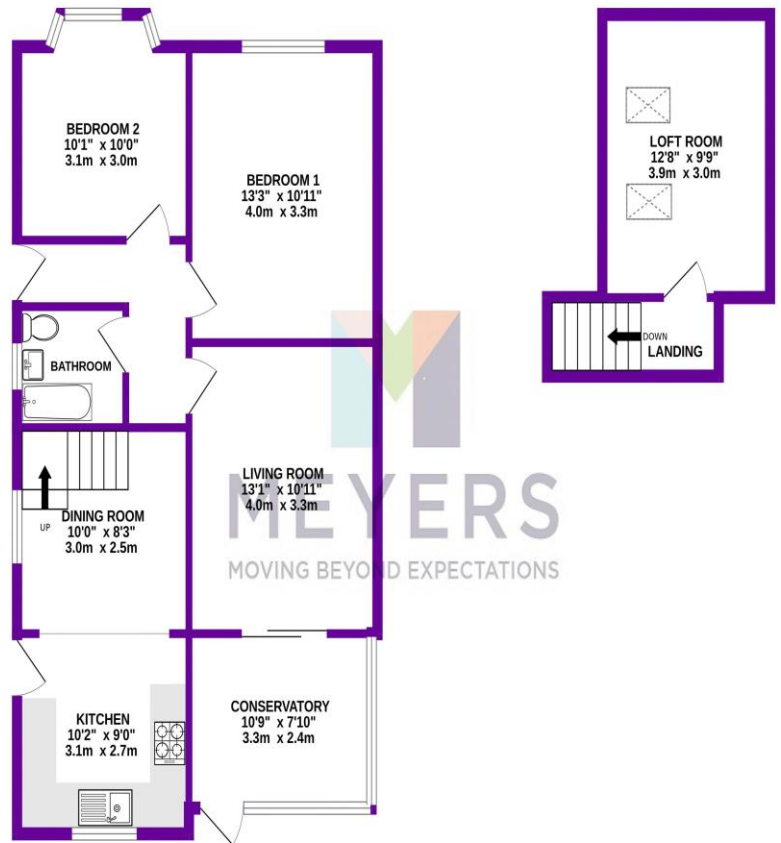
D

## IMPORTANT NOTE

These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase.

GROUND FLOOR  
730 sq.ft. (67.8 sq.m.) approx.

1ST FLOOR  
159 sq.ft. (14.7 sq.m.) approx.



TOTAL FLOOR AREA - 889 sq.ft. (82.5 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. 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.  
Made with Mapbox ©2024

Meyers are recommendation based family estate agents with a simple goal to provide you with an exceptional level of service, combining good old fashioned values with cutting edge marketing for your home. We are passionate about the local area and care greatly about our community and our contribution towards it. Our Poundbury HQ office happily cover Dorchester, Weymouth, Portland, Blandford, Sherborne, Yeovil, Bridport and the countryside in between, along with surrounding towns and villages. We offer a full range of services including Sales, Lettings, Professional and Drone Photography, London Marketing Exhibitions, Independent Financial Advice and the conveyancers to help you move. Call us today FREEPHONE on 0800 8499256 for help selling your house today.

