



Albion Way, Verwood BH31 7LR
£439,000

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An exceptional 3 bedroom detached property located in a sought out area of Verwood with close proximity to shops and local amenities. The property has a lot to offer and is modern and well presented throughout.

The entrance hall leads you through to a well presented lounge with double patio doors giving you an outlook to the good size rear garden. The kitchen/dining room is bright and is fitted with modern base and eye level units with an integrated oven and hob and plenty of room for a dining table for family meals. The kitchen/dining area leads to a utility area which provides access to the rear garden and W.C .

Upstairs there are 3 bedrooms, the main of which benefits from an modern ensuite shower room. All of the bedrooms are serviced by a tiled family bathroom fitted with a white suite with a shower over bath, W.C and sink.

To the front of the property there is a driveway providing off road parking and single garage with a side gate providing access to the rear garden. The good sized rear garden offers a mixture of lawn, paving areas and a gravelled patio area with flower beds and shrubs.

A well maintained and loved family home with plenty to offer its new owner.





- 3 Bedroom Detached House
- Modern Kitchen With Integrated Oven
- Master Bedroom With Ensuite Shower Room
- Utility Room
- Downstairs W.C
- Family Bathroom With Shower Over Bath
- Good Size Rear Garden
- Driveway With Off Road Parking
- Garage
- Close Proximity To Local Amenities & Shops

Tenure
Freehold

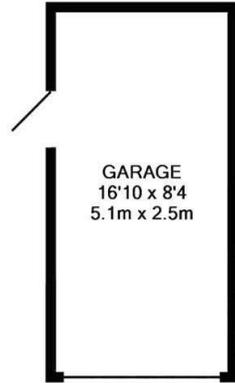
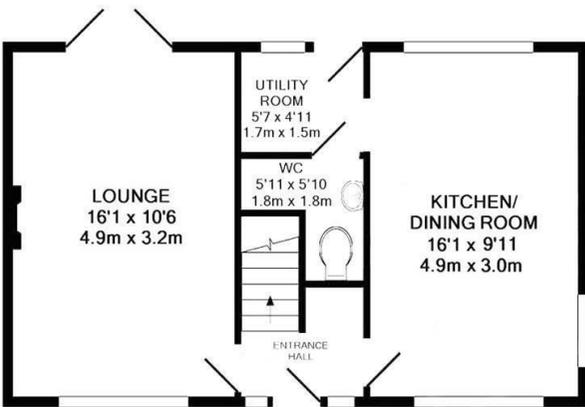
Council Tax
Band E - Dorset Council

Please see floorplan for room dimensions.

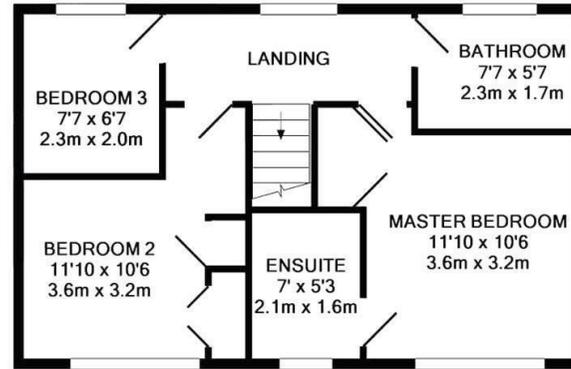




GROUND FLOOR
APPROX. FLOOR
AREA 564 SQ.FT.
(52.4 SQ.M.)

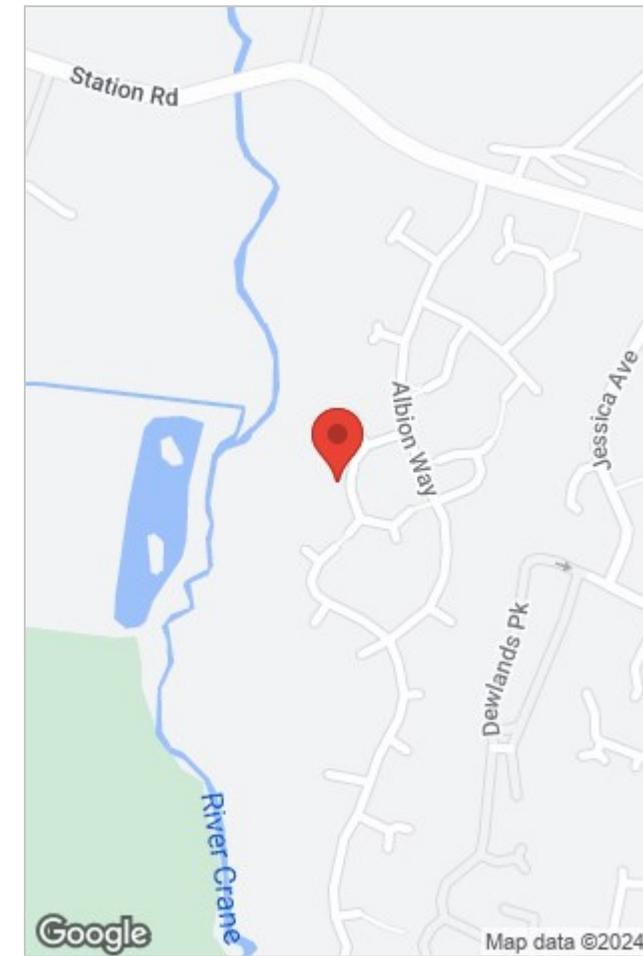


1ST FLOOR
APPROX. FLOOR
AREA 415 SQ.FT.
(38.5 SQ.M.)



TOTAL APPROX. FLOOR AREA 979 SQ.FT. (91.0 SQ.M.)

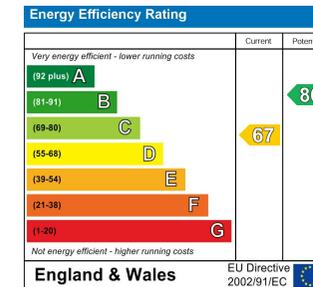
Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used 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



Viewing

Please contact our office on 01202 117288 if you wish to arrange a viewing for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a 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. Purchasers should satisfy themselves of this prior to purchasing.



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