



DAVID STEWART

exp[®] UK

@ david.stewart@exp.uk.com

🌐 davidstewart@exp.uk.com

☎ 07809 473 592

Flat 1, Stonechat Court, 2a, Dennistoun Avenue,
Guide Price £260,000

🛏 2 🚿 1 🚿 1



REF: DS0912

An excellent opportunity to purchase this well-presented two-bedroom end of terrace house, occupying a generous corner plot in a popular residential area close to Christchurch town centre.

The property features a modern kitchen, spacious lounge/diner with patio doors opening to the rear garden, two bedrooms with built-in storage, and a stylish family bathroom. Outside, the property benefits from wraparound front and side gardens, a decked rear garden, and two allocated parking spaces.

This home is perfect for first-time buyers, investors, or downsizers looking for a well-located property with both indoor and outdoor space.

Kitchen – 13' 0" x 7' 10" (3.96m x 2.39m)

Modern units, electric oven and hob, space for dishwasher, fridge, freezer, and washing machine.

Lounge/Diner – 14' 4" x 13' 0" (4.38m x 3.96m)

Dual aspect, French doors to garden, staircase to first floor.

Bedroom One – 10' 6" x 9' 10" (3.20m x 3.00m)

Double room, dual aspect, built-in wardrobe.

Bedroom Two – 8' 6" x 4' 7" (2.59m x 1.40m)

Bright single room with side and front windows, built-in cupboard.

Bathroom – 8' 6" x 4' 11" (2.59m x 1.50m)

White suite, fully tiled, bath with overhead shower, basin, WC.

Rear garden laid to decking with fencing and gated access to parking. Front and side gardens mainly laid to lawn with shrub borders. Two designated parking spaces in residents' car park

Located approx. 2 miles from Christchurch town centre and close to local amenities, this home offers convenient access to shops, transport links, and schools such as Somerford Primary and The Grange School. Mudeford Quay and award-winning beaches are just a short drive away.





- REF: DS0912
- Two-bedroom end of terrace home
- Generous corner plot with front, rear and side gardens
- Spacious lounge/diner with French doors to private garden
- Modern fitted kitchen
- Contemporary bathroom with shower over bath
- Two allocated parking spaces
- Quiet cul-de-sac location
- Ideal first-time buy or investment
- Approx. 581 sq. ft. (54 m²)

