



61 Wimborne Road, Colehill, BH21 2RP

£550,000

- Three Bedroom Detached House
- Large Enclosed South Facing Garden
- Generous Light and Airy Rooms
- Two Bathrooms
- Double Glazed
- Parquet Flooring through Lounge and Dining Areas
- New Gas Boiler
- Garage and Ample Parking
- No Forward Chain

61 Wimborne Road, BH21 2RP

A superb three double bedroom detached house, set on a good sized plot with secluded South facing rear garden. The property is light and airy with generous sized rooms that are well presented throughout. Situated in a sought location the property makes a great family home, offered with no forward chain.



Council Tax Band:



Property Details

Area

Colehill is a small village located on the outskirts of the town of Wimborne Minster and is surrounded by beautiful countryside, with the New Forest National Park on the door step. The village has a population of around 5,000 people and is within the catchment of good quality first and middle schools. There are many walking and cycling trails in the area, which offer stunning views. The village is also home to several parks and gardens, which are perfect for picnics and relaxing in the sun. Conveniently located with easy access to Ringwood, Bournemouth, Poole and London via the A31 leading onto the M27/M3 to London. The village also has a strong community spirit, with many local events and festivals taking place throughout the year. It has several historic buildings and landmarks, including the St. Michael's Church, which dates back to the 12th century. Colehill is a charming and peaceful village that offers a chance to escape the hustle and bustle and enjoy the beauty of the English countryside.

Description

Front Door through to Porch, inner door through to Entrance Hall, space for coats, understairs recessed area, built in storage cupboard, door to Lounge, picture window to front aspect, feature fireplace and surround with inset gas fire (not tested), Parquet flooring which leads through to the Dining area via archway, a bright and airy room with French doors South Facing leading out to South Facing garden. Kitchen access via dining area and entrance hall. Well fitted with range of good quality work surfaces and eye and low level cupboards and drawers. Integrated fridge/freezer, microwave, double oven, five ring gas hob, fitted

washing machine, large window with view over rear garden, door to Rear Lobby. built in storage cupboard, access to rear, garage and Ground Floor Shower Room. Built-in shower cubicle, low level w.c, wash hand basin with vanity unit, fully tiled, heated towel rail, window to rear. Stairs from Entrance Hall to a good sized First Floor Landing, hatch to loft space, built in airing cupboard, Large window to side giving a bright airy feel. Bedroom One, a good sized double, range of fitted wardrobes, window to front. Bedroom Two, a double room, window to rear. Bedroom Three, double room, window to front. Bathroom, Paneled Bath with shower over and screen, low level w.c, wash hand basin, mirror over, window to rear, fully tiled. Separate W.C. wash hand basin, window to rear, half tiled. Garage, with electric up and over door, having space for utility area at the rear, water softener, wall mounted boiler (installed 2024), electric consumer unit (updated 2022). Outside Rear Garden, South Facing, a good size, fully enclosed by mature hedging and timber panel fencing, mainly laid to lawn with raised flower beds, patio area adjoins the property, wooden shed. side access to the front. Garden mainly laid to lawn. Drive with turning area provides ample off road parking that leads to the garage.

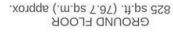
Tenure

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Freehold

Council Tax Band E





TOTAL FLOOR AREA: 1367 sq.ft. (127.0 sq.m.) approx.



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