



2 Old Manor Close  
, Wimborne, BH21 2TB

Asking price £399,950





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This charming three-bedroom house is well maintained, and boasts an array of desirable features. Upon entering, you're greeted by a recently fitted kitchen from a reputable local supplier, ensuring both style and functionality. The ground floor also comprises a welcoming living room, perfect for relaxation, and a practical conservatory, ideal for enjoying the outdoors year-round. Upstairs, three generously sized bedrooms await, along with a family bathroom. Additionally, there's potential to expand into the loft space, subject to obtaining necessary planning permissions.

**Gardens and Grounds:** The property boasts a frontage primarily laid with a brick block driveway, providing parking space for two vehicles. A pathway leads to the rear garden, newly block paved, with charming corner patio area, offering an inviting space for outdoor leisure and entertaining. Further features are an outbuilding and kennel.

The picturesque market town of Wimborne Minster is centred around a charming town square and boasts a lively shopping area featuring both independent shops and national chain stores, a good range of pubs and restaurants, the Tivoli theatre/cinema and historic Minster church. There are state schools for all ages, and the surrounding area is well served by both grammar and independent schools. There is easy access by road to the coastal towns of Poole and Bournemouth, both of which have mainline rail links to London Waterloo. Beautiful countryside surrounds the town and Dorset's stunning beaches are within easy reach.







## Floor Plan

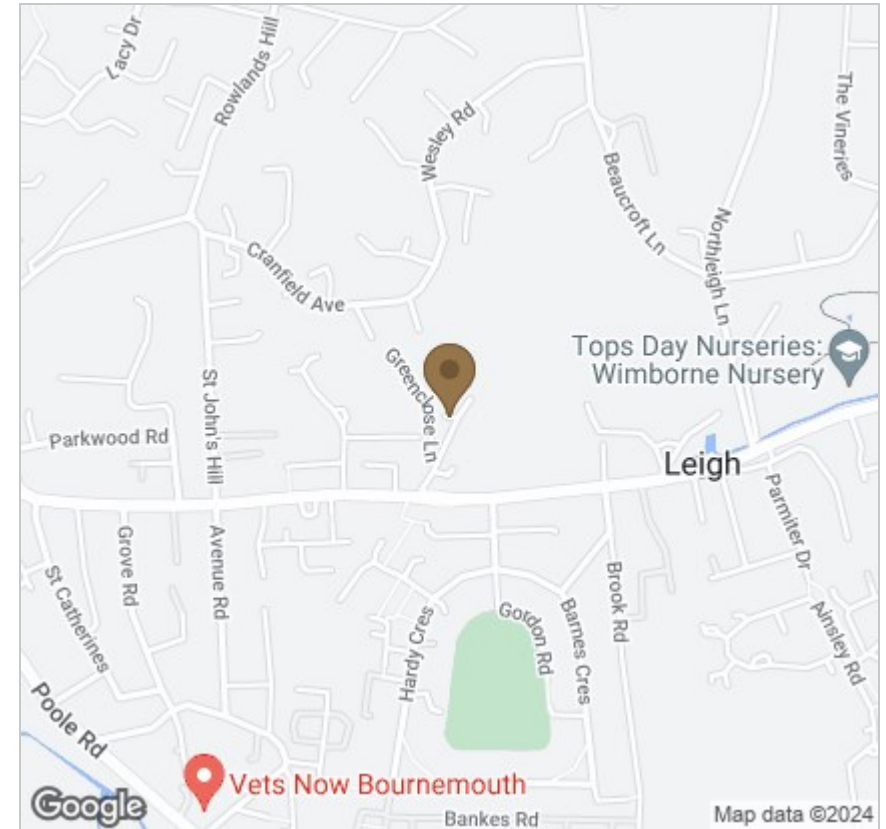


## Viewing

Please contact our StQ Property Group Office on 01202877123 if you wish to arrange a viewing appointment for this property or require further information.

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## Area Map



## Energy Efficiency Graph

