



78 Dorchester Road
Wool, Wareham, BH20 6EL

Offers in the region of £404,995



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St Quintin Property Group are pleased to offer for sale this five bedroom property located in the village of Wool situated 5.5 miles from Wareham . The village has a number of local shops & public houses and a train station on the Weymouth to Waterloo line.

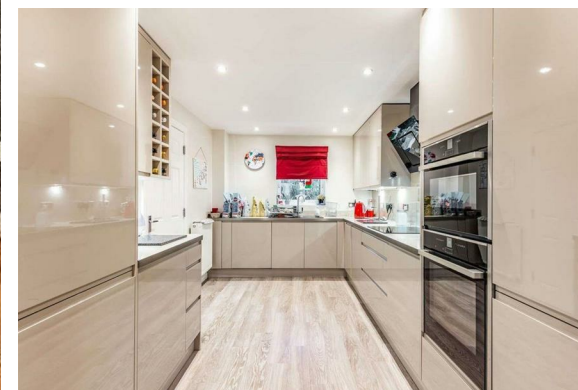
When entering the property you are welcomed by a bright and airy feel from the open plan lounge/diner with French doors to the rear garden. The modern kitchen is fully-fitted with sleek storage cupboards and built-in utilities, including a double oven, hob and extractor fan. Completing the downstairs is the office.

On the first floor you will find the master bedroom with windows to the front aspect , an ensuite shower room and walk-in wardrobe. The second and third bedroom are both good sizes and served by the family bathroom.

On the second floor there are two additional bedrooms again both good sizes and one with fitted storage space and three piece bathroom. Outside, the rear garden is low maintenance and accessed via two sets of double French doors from the lounge/dining room and features a decked area, a blocked paved area and hot tub which is to be included. The property also has a garage

Nearby Wareham is a Saxon Walled town. The main focal point of the town is its Quay with boat trips to Poole Harbour; with further benefits including Wareham Forest, independent cinema, sports centre, popular schools, restaurants, cafes, St Martins Church & the museum..

Viewings are considered essential to fully appreciate all that this delightful residence has to offer, please contact your selling agents StQ property Group, today.





Lounge/Dining Room
22'10" x 15'4" (6.98 x 4.69)

Kitchen
15'10" x 8'9" (4.83 x 2.68)

Office
9'10" x 9'1" (3.00 x 2.78)

Master Bedroom
13'10" x 9'10" (4.22 x 3.02)

En-Suite to Master
8'9" x 6'9" (2.67 x 2.07)

Walk In Wardrobe to Master
8'9" x 6'4" (2.67 x 1.94)

Bedroom 2
13'3" x 9'8" (4.04 x 2.97)

Bedroom 3
10'8" x 7'0" (3.26 x 2.15)

Bathroom
6'7" x 6'3" (2.02 x 1.93)

Bedroom 4
12'10" x 12'1" (3.92 x 3.69)

Bedroom 5
22'10" x 7'6" (6.98 x 2.29)

Garage
17'11" x 11'2" (5.47 x 3.41)

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.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Area Map



Energy Efficiency Graph

