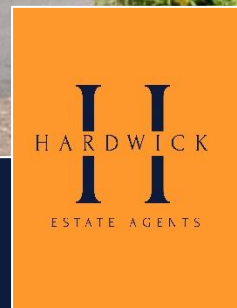




40 Cowslip Road, Broadstone, BH18 9QZ



A beautifully presented 4 bedroom detached house with 2 bath/shower rooms and 2 reception rooms situated in the popular Pinesprings area.

- 4 bedrooms
- 2 reception rooms
- 2 modern bath/shower rooms
- Luxury fitted kitchen
- Westerly facing garden
- Driveway parking and garage
- Double glazed
- Gas fired central heating
- Close to Upton Heath and Castleman Trailway
- Well presented throughout

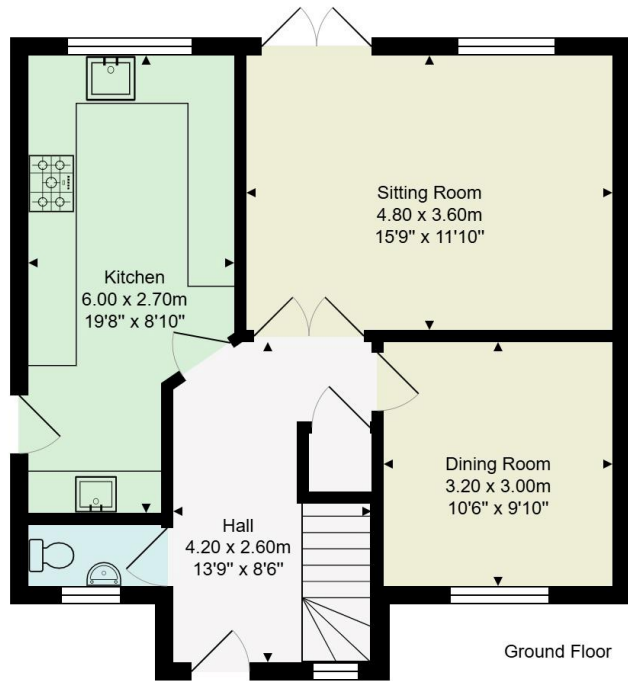
ASKING PRICE:

£550,000 (Freehold)

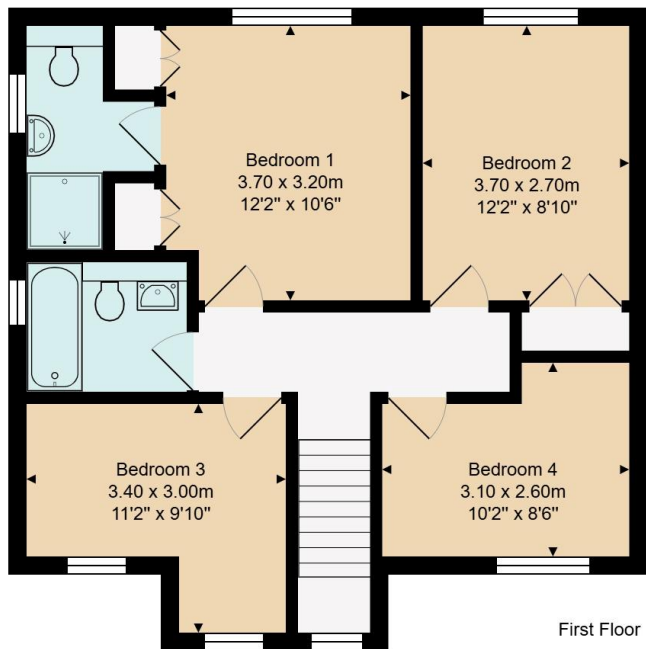
EPC RATING:

Band - D





Ground Floor



First Floor

All measurements are approximate and for display purposes only.

LOCATION

The property is located in the sought after Pinesprings area of Broadstone which lies adjacent to Upton Heath nature reserve and the Castleman Trailway, perfect for dog walkers. Broadstone village centre is approximately 1 mile away and offers a good range of shops and amenities together with sought after schooling. The boys and girls grammar schools are also close by.

THE PROPERTY

This detached house offers well-proportioned and appointed accommodation. Recent improvements include a newly fitted kitchen along with the bath and shower room suites. It is presented with light and neutral décor throughout.

The accommodation briefly comprises;

A reception hall with stairs rising to the first floor with a fitted cupboard under. Double doors lead to the sitting room which in turn has double doors out to the garden. There is a separate dining room.

A particular feature of the house is the recently updated kitchen and utility area. Offering a great range of base and eye level units with marble effect work tops and matching splash backs, a ceramic butler sink and fitted appliances including a 5 ring gas hob, double oven and dishwasher. There is space for a large double fridge/freezer, along with a utility area with space for a washing machine and tumble dryer.

Upstairs there are four well proportioned bedrooms, bedrooms one and two both include fitted wardrobes, and bedroom one has a modern en-suite shower room. The family bathroom is beautifully appointed with a three piece suite including a bath with shower over.

Outside the property is approached by a shared driveway, leading to the private drive and detached single garage. The front garden is laid to planted borders. The rear, westerly facing garden is laid mainly to lawn with a patio terrace.

ADDITIONAL INFORMATION

Council tax – E





Hardwick Estate Agents would like to point out that all measurements and indications of plot size set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.

For more information or to arrange a viewing please contact us;

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