



14 Wynne Close, Broadstone, BH18 9HQ



A surprisingly spacious 4 bedroom detached bungalow offering an impressive, modern open plan living space situated in a quiet cul-de-sac offered with no chain.

- Large open plan living area & kitchen
- 4 bedrooms, or 3 and an extra reception room
- En-suite wet room
- Utility room
- Secluded, southerly facing garden
- Driveway parking for several cars
- Workshop/store room
- Modern white décor throughout
- Quiet cul-de-sac location
- Gas central heating
- No chain

ASKING PRICE:

£575,000 (Freehold)

EPC RATING:

Band - C







Property Description

Set within a quiet cul-de-sac in Broadstone and close walking distance to a play park and primary/high schools.

This spacious and modern detached bungalow offers surprisingly spacious accommodation. Having been extended and improved in recent years the property offers great versatility.

At the heart of the home is a large open-plan kitchen, dining and living area, filled with natural light and designed for both everyday living and entertaining. Two sets of sliding doors open directly onto the garden, creating a seamless connection between indoor and outdoor spaces.

The kitchen area offers a range of base and eye level units and a breakfast bar with a skylight window above. Fitted appliances include a fridge/freezer and dishwasher with matching fascia units together with a gas hob and double oven and microwave with grill.

The garage has been part converted to create a utility room with space for white goods. The front section remains with an electric door and is ideal for storage or a workshop.

There are 4 bedrooms, one of which could be arranged as a separate living room if required.

The main bedroom features a wet room style en-suite and the main bathroom includes a white three piece suite.

Outside

The property is approached by driveway parking with space for several cars. A side gate and path lead to the rear garden which enjoys a good degree of seclusion.

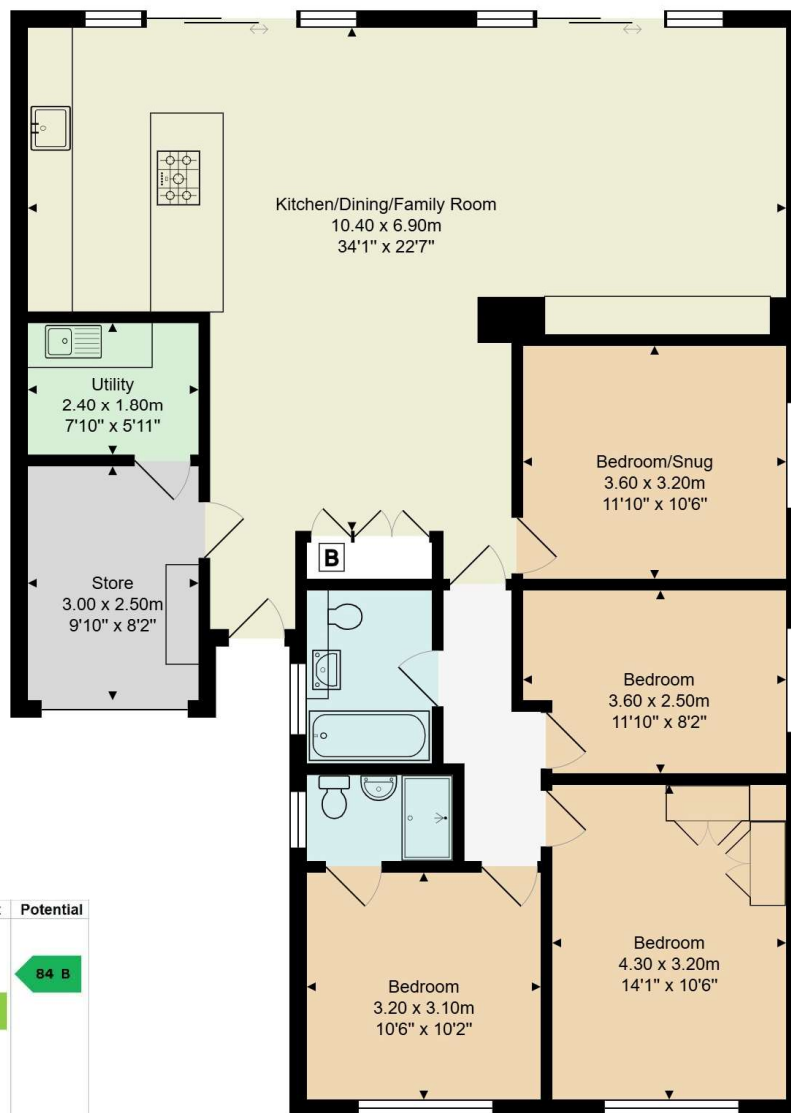
Along the rear of the property is a large, paved patio terrace. The lawn has been newly turfed and there is a fully insulated garden office/summer house with power and underfloor heating.

Location

The property is set in a quiet cul-de-sac approximately a ½ mile (10 min walk) level walk to Broadstone village centre. Broadstone has a thriving high street offering an excellent range of independent and national retailers, coffee shops and amenities.

Additional Information

Council tax band: D



Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	75 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Total Area: 115.0 m² ... 1238 ft²

All measurements are approximate and for display purposes only.



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 full for efficient 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;

T: 01202 094277 E: info@hardwickea.co.uk

www.hardwickea.co.uk