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NEW ROAD
FERNDOWN, BH22 8EN



PRICE GUIDE £850,000

Featuring three reception rooms and four bedrooms, this attractive detached family home provides ample space for a growing family. Just a stone's throw away from a small selection of amenities in West Parley and a short distance from the bustling town centre of Ferndown, this property offers the perfect blend of tranquillity and convenience. Don't miss the opportunity to make this character-filled family home your own!



As you step inside, you are greeted by a beautifully maintained interior that has been tastefully modernised. The large entrance porch leads you to a traditional entrance hall, setting the tone for the character and charm that flows throughout the house.

The first floor is home to the master bedroom, a spacious room with French doors opening to a balcony overlooking the 100ft private rear garden (approx.). Imagine waking up to such a view every morning! The luxury en-suite shower room adds a touch of elegance to this already impressive space. Additionally, there are three more generously sized double bedrooms serviced by a large family bathroom.

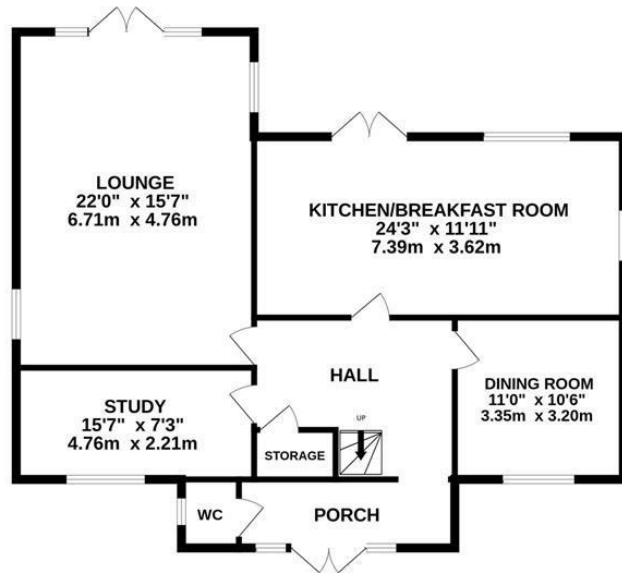
The heart of the home lies in the kitchen/breakfast room, offering a delightful view of the garden. The open-plan layout creates a warm and inviting atmosphere, perfect for family gatherings and everyday living. The 22ft (approx.) lounge has French doors leading to the garden patio and a cosy wood burner adding a touch of warmth to the room.

Outside, the rear garden provides a peaceful sanctuary, surrounded by mature shrubs and fencing for privacy. A large Indian sandstone patio leads to a spacious lawn area, ideal for outdoor entertaining or simply relaxing in the sun. With parking for up to six vehicles and a detached garage with an office room for convenience.

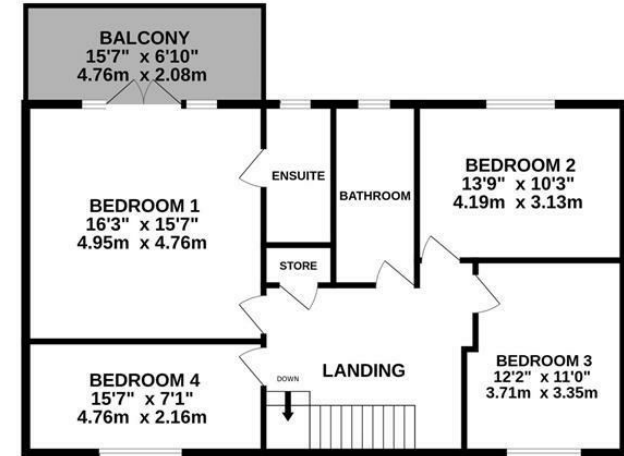
Energy Performance Rating C
Council Tax Band D



GROUND FLOOR
1615 sq.ft. (150.0 sq.m.) approx.



1ST FLOOR
900 sq.ft. (83.6 sq.m.) approx.



TOTAL FLOOR AREA : 2515 sq.ft. (233.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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