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EDWARDS
ESTATE AGENTS

THE OLD MARKET VILLAGE
WIMBORNE, BH21 1WW





PRICE GUIDE £495,000

- NEW BUILD
- CLOSE TO DORSET COUNTRYSIDE
- OVER 65'S
- HIGH SPECIFICATION
- QUALITY FIXTURES & FITTINGS
- FANTASTIC FACILITIES
- STYLE & COMFORT
- FANTASTIC COMMUNAL AREAS
- ON-SITE BISTRO
- WELL MAINTAINED LANDSCAPED GARDENS

This bungalow is north facing with two bedroom and a private patio. The master bedroom features a convenient en-suite and fitted wardrobe. The bungalow has a fully-fitted modern kitchen within an open plan living space that overlooks, and has access, onto the patio. In the centre of the bungalow is a utility cupboard with a stand alone washer dryer.

Energy Performance Rating TBC

Council Tax Band - New Build Rate Not Yet Available







02
742.71 SQFT
69 SQM

Living (Max)
10' 11" x 15' 7"
3340mm x 4740mm

Kitchen (Max)
10' 11" x 9' 5"
3340mm x 2880mm

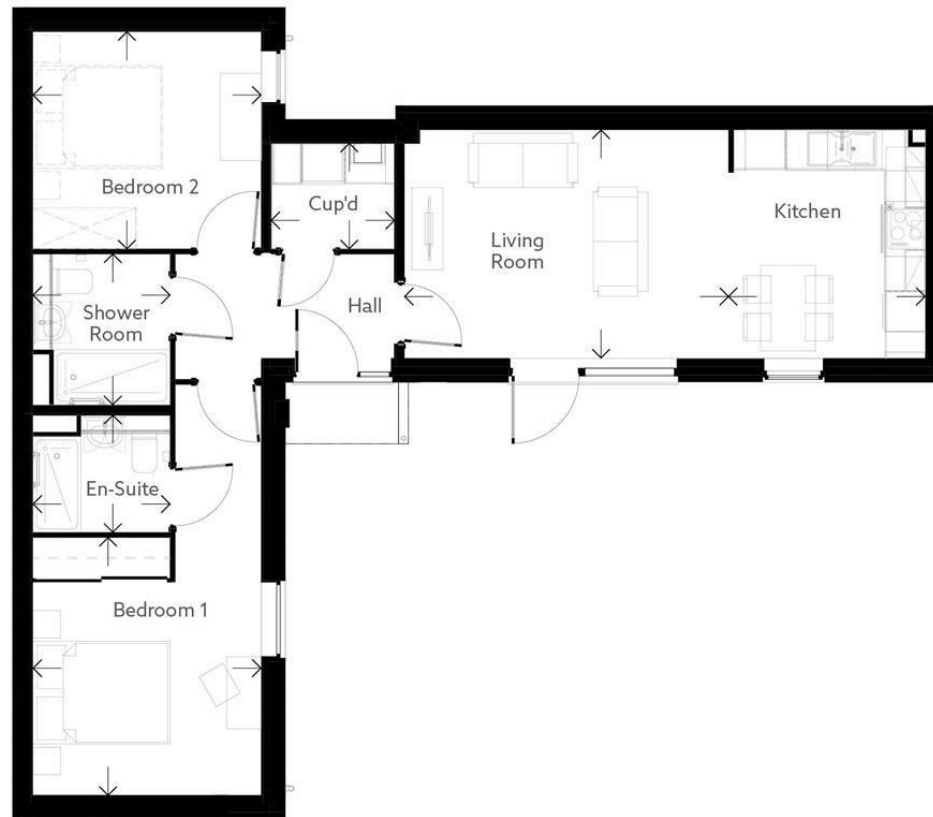
Bedroom One (Max)
10' 11" x 12' 4"
3340mm x 3770mm

En-Suite (Max)
5' 7" x 6' 7"
1710mm x 2000mm

Bedroom Two (Max)
10' 11" x 10' 5"
3340mm x 3180mm

Shower (Max)
7' 3" x 6' 7"
2210mm x 2000mm

Utility (Max)
5' 11" x 5' 1"
1800mm x 1540mm



These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Whilst every effort is made to ensure the accuracy of these details, it should be noted that the above measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/ fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyancer or by referring to the home information pack for this property. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.

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