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WIMBORNE, BH21 2GB



GUIDE PRICE £335,000

VENDOR SUITED!

This well proportioned TWO BEDROOM home is located within a QUIET CUL-DE-SAC on the popular Quarter Jack Park development. Constructed by Barratt Homes in 2021, the property has been IMMACULATEDLY MAINTAINED and IMPROVED by the current owner and benefits from the REMAINDER OF THE 10 YEAR WARRANTY.

Upon entering the property there is an entrance lobby, the current owner has had under stair storage installed, as well as a security alarm.

The lounge is positioned at the front of the property and shutters have been installed, as well as a satellite dish for the television. Off the lounge is a lobby with access to the downstairs cloakroom and kitchen to the rear of the property. The kitchen was upgraded to include all integral appliances (oven, fridge freezer, dishwasher and washer/dryer) with Amtico flooring and blinds installed to the patio doors. There is a larder cupboard which has been shelved.

Upstairs, the master bedroom is of a very generous size, with a large cupboard over the stairs, as well as a walk-in cupboard, which could be utilised as a wardrobe. Bedroom two is also a large double room, overlooking the garden.

The family bathroom includes a full length chrome towel rail and bath with shower over.

All rooms upstairs benefit from the installation of shutters. The loft has been boarded.

The property benefits from a large driveway plus side access to the rear garden.

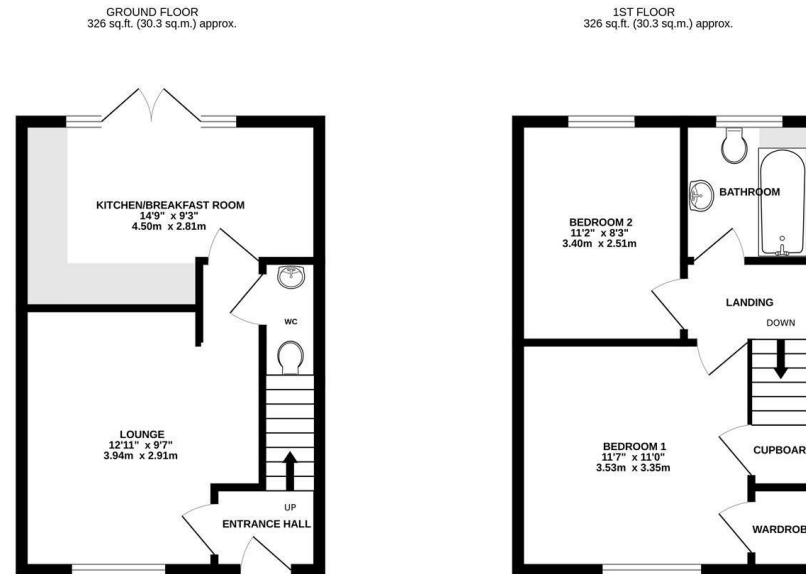
The rear garden is generously sized and has been upgraded and landscaped by the current owner to include a new extended patio, raised beds with mature shrubs and plants and a beautiful tree for additional privacy. There is also a shed, outside tap and double socket.

Quarter Jack Park benefits from being located within easy distance of beautiful riverside & countryside walks, as well as being located just over a mile (approx.) by foot to Wimborne Town Centre.

Agents Note: We believe there is a Maintenance charge of approximately £140.00 pa.
Energy Performance Rating B
Council Tax Band C



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TOTAL FLOOR AREA - 652 sq.ft. (60.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, doors 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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