

ATHERTONS
ESTATE & LETTING AGENTS

EST. 1985

14 Hawthorn Drive, Creekmoor

Poole

Guide Price **£325,000**

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14 Hawthorn Drive

Poole, Poole

This delightful and well-maintained family home is at the end of a quiet cul-de-sac in Creekmoor, Poole. The property boasts a spacious interior, featuring an entrance hallway, a lounge, a kitchen/breakfast room, two generous double bedrooms, a well-sized single bedroom, and a family bathroom. Outside, you'll find a beautiful, private wrap-around rear garden, a driveway, and a detached garage. Additional benefits include double glazing, central heating and no forward chain.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

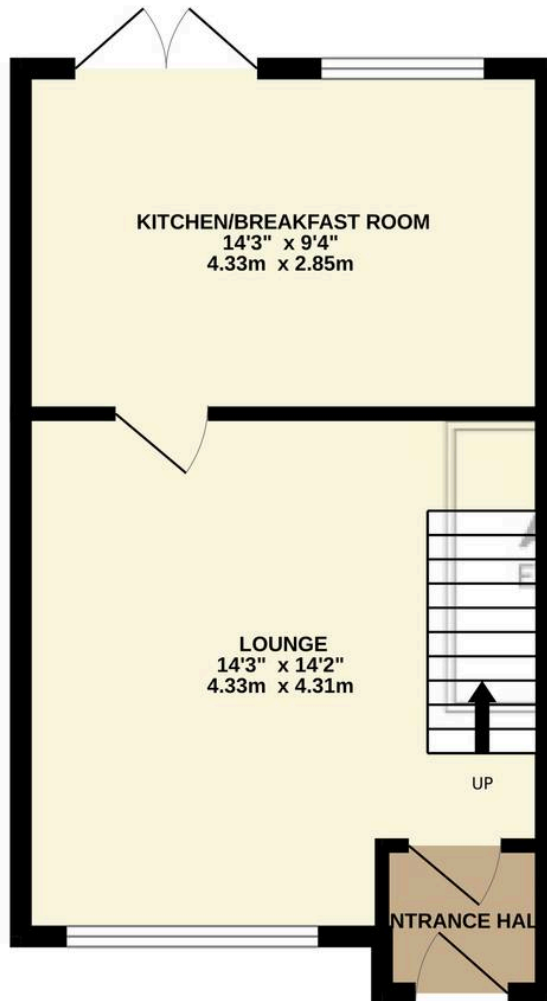
EPC Environmental Impact Rating: C

- Wonderful Family Home
- Kitchen/Breakfast Room
- Spacious Rear Garden
- Driveway & Garage
- Quiet Cul-de-Sac
- No Forward Chain

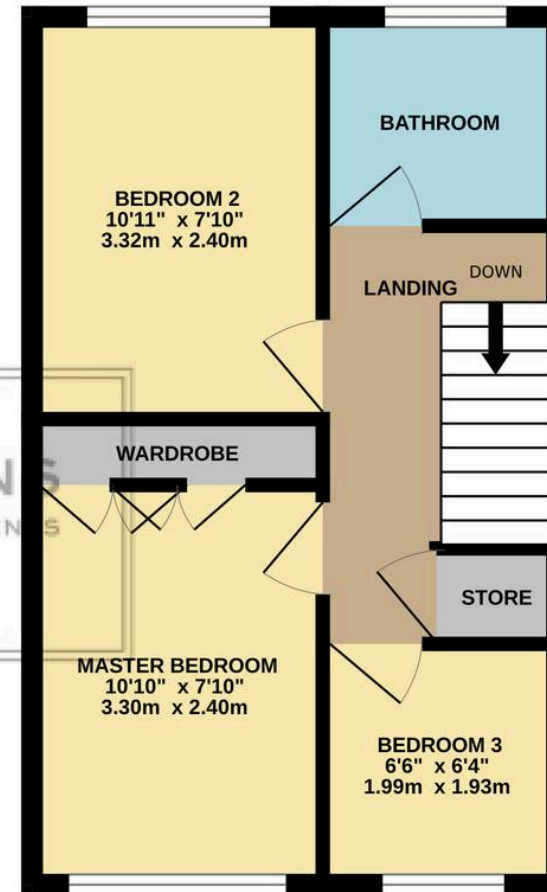




GROUND FLOOR
341 sq.ft. (31.6 sq.m.) approx.



1ST FLOOR
334 sq.ft. (31.0 sq.m.) approx.



TOTAL FLOOR AREA : 674 sq.ft. (62.7 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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