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EST. 1985

17 Old Farm Road, Oakdale, Poole, BH15 3LL

Guide Price **£375,000**

NO FORWARD CHAIN - This beautifully maintained and much-loved detached home is ideally situated in the sought-after area of Oakdale. Light and spacious throughout, the property offers a welcoming entrance hall, a well-equipped kitchen, a bright and airy lounge, and a separate dining room with access to the rear garden—perfect for entertaining or family living.

Upstairs, you'll find two generously sized double bedrooms, a good-sized single bedroom, and a stylish, newly fitted family bathroom.

One of the standout features of this home is the impressive 70ft west-facing rear garden. Enjoy a vast lawned area, sun patio, garden storeroom, and even an outside WC—making it ideal for summer gatherings or relaxed afternoons outdoors.

The front of the property boasts a block-paved driveway (completed in 2020), providing ample off-road parking. Additional benefits include gas central heating with a new boiler installed in 2020, double glazing throughout, and brand-new gutters and soffits fitted in 2024.

Planning permission has been approved for a two-storey wrap-around rear extension, with full drawings and structural calculations available upon request, offering fantastic potential for future development.

Offered with **no forward chain**, this is a fantastic opportunity to secure a wonderful family home in a desirable location.





Oakdale is a well-established residential suburb located just north of Poole town centre in Dorset, South West England. Known for its peaceful streets, strong sense of community, and convenient access to local amenities, Oakdale offers a comfortable and balanced lifestyle for families, professionals, and retirees alike. The area features a mix of post-war houses, bungalows, and modern developments, making it architecturally diverse while maintaining a quiet, suburban charm. Its main road, Wimborne Road (part of the A35), provides excellent transport links to central Poole, Bournemouth, and surrounding areas, with reliable public bus services running frequently. Oakdale is home to several highly regarded schools, including Stanley Green Infant Academy and Oakdale Junior School, as well as St. Edward's School, a joint Church of England and Roman Catholic secondary school. Community life is further enriched by local landmarks like St George's Church and nearby parks, which host regular events and family-friendly activities. With a good selection of local shops, takeaways, pubs, and easy access to both the coast and countryside, Oakdale combines suburban comfort with Dorset's natural beauty – making it a popular and welcoming place to call home. Council Tax band: C

Tenure: Freehold

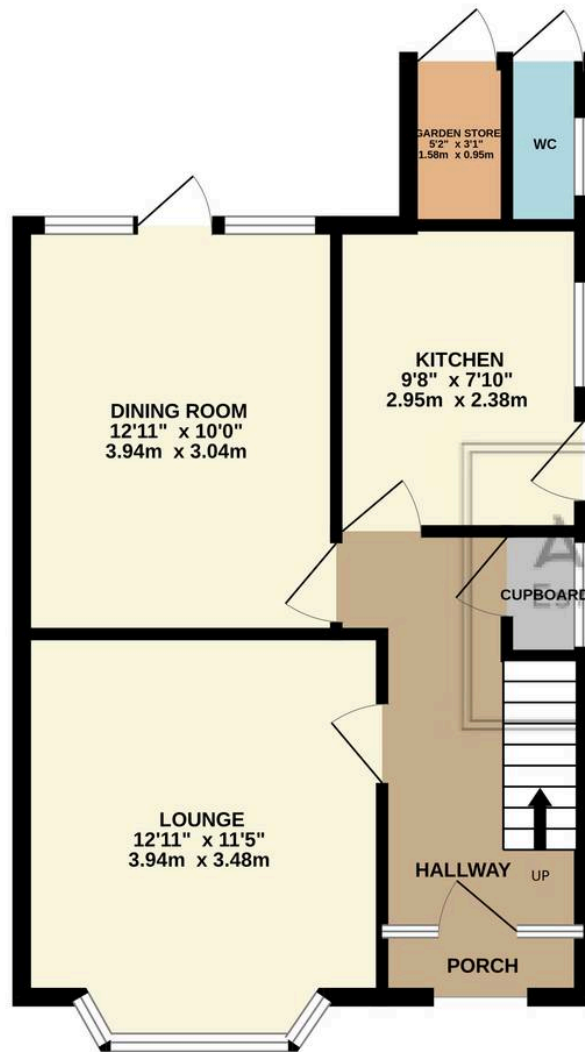
EPC Energy Efficiency Rating: D



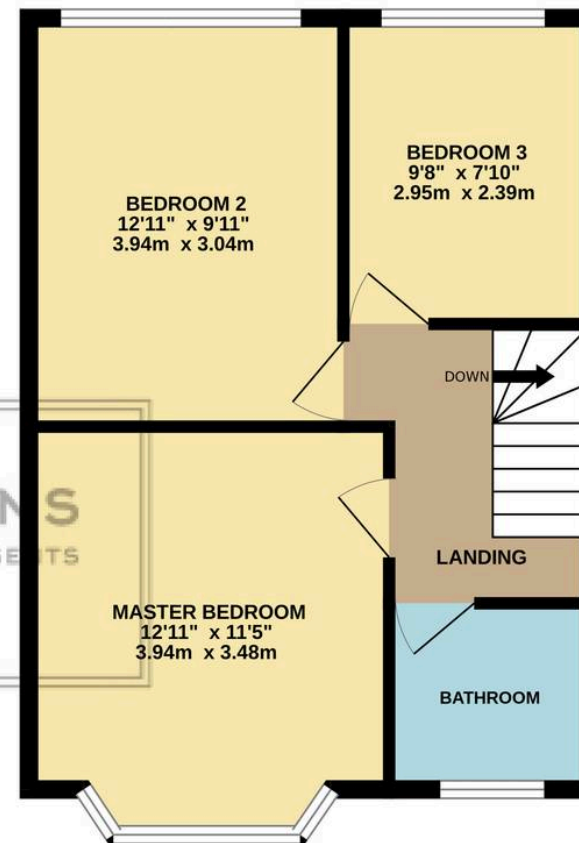




GROUND FLOOR



1ST FLOOR





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