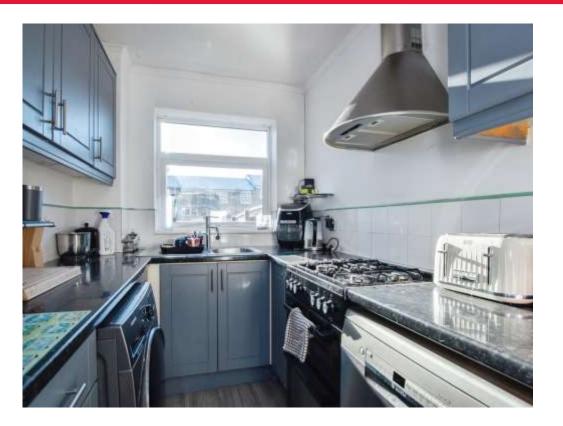


# Connells

**FI** Q,

1

## Overton Walk Blandford Forum DT11 7TR



#### **Property Description**

This 2 bedroom house, located within walking distance of the centre of the market town of Blandford Forum is situated in a popular & quiet location, with the front of the property looking over a communal green and the rear garden is enclosed with parking for 2 vehicles.

Blandford Forum is the most complete Georgian Market Town in England and offers a variety of Supermarkets, Shops, Eateries and Public Houses both chain and independent many of which are housed in listed buildings. There area is further well served with both first and secondary schools including state and independents.

#### **Entrance Porch**

3'7" x 3'7" (1.09m x 1.09m)

**Lounge** 14' 7" x 11' 7" ( 4.45m x 3.53m )

Carpeted with rear aspect double glazed french doors, feature gas fireplace with mantle, TV and telephone point, radiator and stairs to first floor.

**Dining Room** 10' 1" x 7' 4" ( 3.07m x 2.24m )

Laminated flooring with radiator.

**Kitchen** 9' 3" x 6' 7" ( 2.82m x 2.01m )

Laminated flooring with rear aspect double glazed window, a range of wall and base units, ranger oven with gas hobs and extractor fan and hood over, space for dishwasher, washing machine and fridge freezer.





### **Bedroom 1** 11' 8" x 11' 5" ( 3.56m x 3.48m )

Carpeted with front aspect double glazed window and radiator.

**Bedroom 2** 9' 3" x 8' 4" ( 2.82m x 2.54m )

Carpeted with rear aspect double glazed window and radiator.

#### Bathroom

Tiled flooring and part tiled walls, low level WC, hand wash basin with vanity unit under and vanity cupboard and mirror over, panel bath with mixer tap and double glazed frosted rear aspect window.

Outside

Front Garden

Block paved with parking for 2 vehicles.

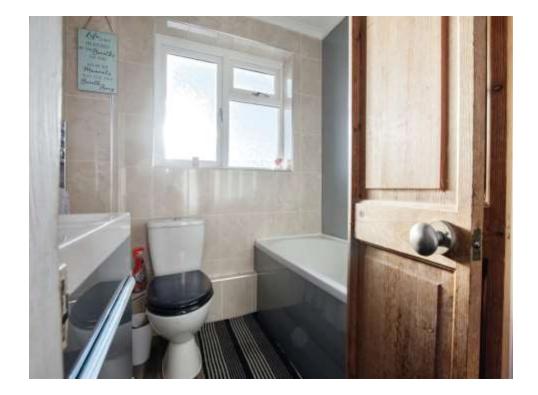
**Rear Garden** 

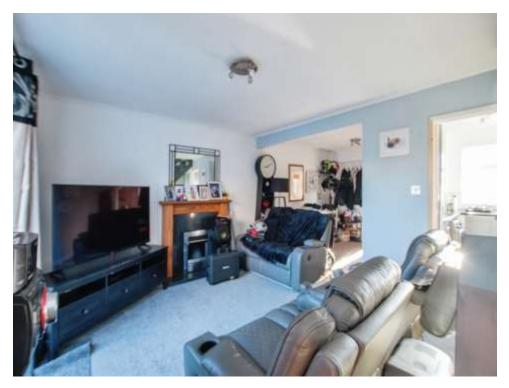
Enclosed rear garden mainly laid to lawn with hardstanding path to rear gated access.

















Residential Sales & Lettings | Mortgage Services | Conveyancing | Surveyors | Land & New Homes



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

view this property online connells.co.uk/Property/BLF306215

#### T 01202 861 677 E ferndown@connells.co.uk

37 Victoria Road FERNDOWN BH22 9HT

EPC Rating: B

Tenure: Freehold





1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk