



Connells

Graycot Close
Bournemouth

Graycot Close Bournemouth BH10 7BU

for sale
£425,000



Property Description

Situated in a peaceful cul-de-sac, this stunning three-bedroom detached house offers contemporary living at its finest. Boasting a sleek modern design, the property features a spacious open-plan living dining area that seamlessly blends the lounge, dining, and opens french doors into the Landscaped rear garden, perfect for both entertaining and everyday living. The kitchen is fully equipped with wall and base units

Upstairs, you'll find three generously sized bedrooms, each filled with natural light and offering ample storage space. The master and other two bedrooms share a well-appointed family bathroom.

Outside, the property continues to impress with a private rear garden, ideal for outdoor relaxation and alfresco dining. A large driveway provides ample parking space, complemented by a single garage for additional storage or parking.

Located just a short distance from local transport links, this home offers the perfect blend of tranquillity and convenience, making it an ideal choice for families and professionals alike. Don't miss the opportunity to make this exceptional property your new home.

Entrance Hall

12' x 5' 11" (3.66m x 1.80m)

Parquet flooring. Radiator.

Sitting Room

24' 11" x 11' 6" (7.59m x 3.51m)

Double glazed window to front aspect. French door into garden. Built-in gas fire. Parquet flooring. Radiator.

Kitchen

10' 3" x 8' 10" (3.12m x 2.69m)

Double glazed window to rear aspect. Range of wall and base units. Built in oven and grill. Gas hob. Ceramic sink. Tiled flooring. Understairs cupboard. Radiator.

Utility Room

7' 1" x 5' 7" (2.16m x 1.70m)

Double glazed window to rear aspect. Low level WC. Hand wash basin. Radiator.

Landing

8' 3" x 6' 5" (2.51m x 1.96m)

Double glazed window to side aspect. Airing cupboard. Loft via loft hatch.

Bedroom 1

13' 2" x 11' 2" max (4.01m x 3.40m max)

Double glazed window to front aspect. Storage cupboard. Laminate flooring. Radiator.

Bedroom 2

11' 2" max x 9' 2" (3.40m max x 2.79m)

Double glazed window to rear aspect. Built-in cupboard. Laminate flooring. Radiator.

Bedroom 3

9' 11" x 7' 4" (3.02m x 2.24m)

Double glazed window to front aspect. Built-in storage cupboard. Laminate flooring. Radiator.

Bathroom

7' 4" x 5' 11" (2.24m x 1.80m)

Double glazed window to rear aspect. Three piece suite. Electric shower. Hand wash basin. Low level WC. Heated towel rail. Tiled walls. Vinyl flooring.

Front Garden

Small lawn area.

Rear Garden

Small patio area. Back gate to woodland area.

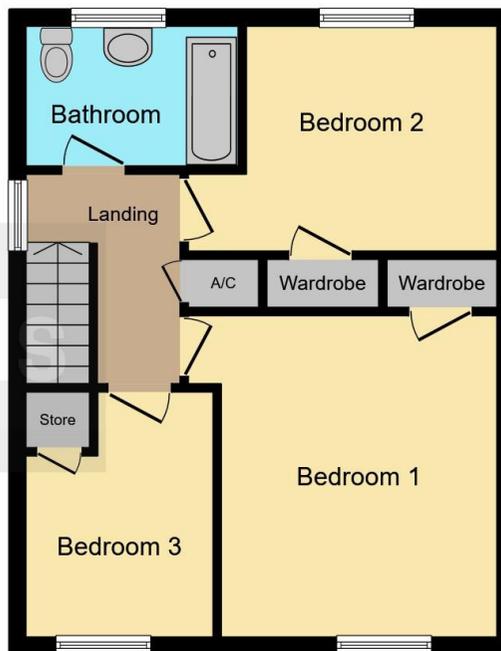
Driveway and Garage

Driveway for multiple cars. Garage.





Ground Floor



First Floor



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

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EPC Rating: C

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Tenure: Freehold



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