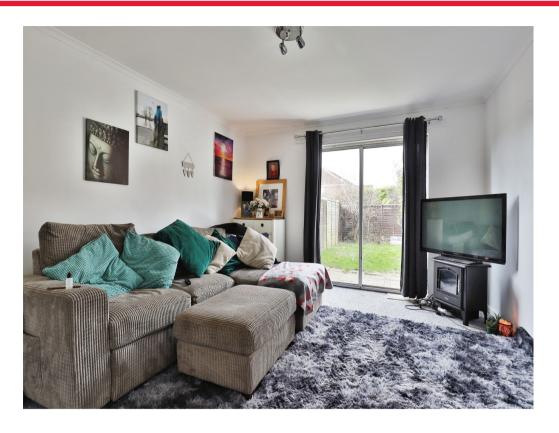


Connells

Tolpuddle Gardens Bournemouth

# Tolpuddle Gardens Bournemouth BH9 3RE







# **Property Description**

A well presented two double bedroom terraced house with a large rear garden situated in a quiet cul-de-sac location in Muscliffe close to both the Epiphany and Muscliffe Schools and within walking distance to Muscliffe Park.

The accommodation comprises an entrance hall, kitchen, lounge/diner, two first floor double bedrooms and bathroom. The proeprty benefits from UPVC double glazing.

#### **Entrance**

Stairs to first floor.

## Lounge / Diner Area

24' 11" x 11' 9" ( 7.59m x 3.58m )

Double glazed door leading to the rear garden.

#### Kitchen

11'8" x 5' 10" ( 3.56m x 1.78m )

Fitted kitchen comprising range of wall and base units, stainless steel sink unit, hob, oven, space for washing machine, space for fridge freezer

### **Bedroom One**

11' 10" x 8' 11" ( 3.61m x 2.72m )

Rear aspect double glazed window. Radiator.

## **Bedroom Two**

11' 9" x 9' 3" ( 3.58m x 2.82m )

Front aspect double glazed window. Radiator.

## **Bathroom**

Fitted suite comprising bath with shower over, wash hand basin and WC. Towel rail.

#### **Outside Front**

Small area laid to lawn. Path leading to front door.

#### **Rear Garden**

Laid to lawn with patio area.

## **Agents Note**

Council Tax Band: B







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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Tenure: Freehold





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