



Connells

Abbott Road
Bournemouth



Property Description

This beautifully modernised three-bedroom semi-detached home is ideal for families or professionals seeking stylish and spacious living. Situated in a desirable residential area close to local schools, bus routes and amenities, the property is offered with no onward chain.

The heart of the home is the open plan kitchen and dining area, perfect for entertaining and family living, complemented by a bright conservatory that opens directly onto the well-maintained rear garden-a private outdoor space ideal for relaxing or hosting.

Upstairs, the property boasts a four-piece family bathroom, including a separate walk in shower and bathtub, while a convenient downstairs WC adds practicality. All three bedrooms are well-proportioned and tastefully decorated, reflecting the modern finish found throughout the property.

With contemporary upgrades throughout and generous living space inside and out, this move-in-ready home offers comfort, style, and convenience.

Entrance Hall

Front aspect stained glass window. Boiler cupboard. Radiator.

Cloakroom

Side aspect double glazed window. WC.

Lounge

13' 5" x 11' 9" (4.09m x 3.58m)
Front aspect double glazed bay window.
Chimney breast. Radiator.

Kitchen

18' 2" x 12' 9" (5.54m x 3.89m)
Fitted kitchen comprising range of wall and base units, engineered solid wood worktops,

gas hob, electric oven, plumbing for dishwasher. Rear aspect double glazed window. Radiator.

Conservatory

12' 2" x 7' 9" (3.71m x 2.36m)
Brick built with double glazed french doors leading to the garden.

Landing

Access to loft. Side aspect double glazed window.

Bedroom One

14' 1" x 10' 9" (4.29m x 3.28m)
Front aspect double glazed window.
Chimney breast. Radiator.

Bedroom Two

12' 9" x 10' 9" (3.89m x 3.28m)
Rear aspect double glazed window.
Corner storage cupboard.

Bedroom Three

9' 7" x 6' 8" (2.92m x 2.03m)
Front aspect double glazed window.
Radiator.

Bathroom

Suite comprising bath, walk-in shower, wash hand basin and WC. Vanity unit. Heated towel rail.

Rear Garden

The rear garden is enclosed with a lawn area, decking and timber shed.

Agents Notes

Council Tax Band: C





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: D Council Tax
 Band: C

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Tenure: Freehold



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