



Roots Bungalow, Euximoor Drove, Christchurch PE14 9LS

welcome to

Roots Bungalow Euximoor Drove, Christchurch

Detached Bungalow - Rural Location - SIX Bedrooms - Two Bathrooms - Four Storage Units
(Ideal for Cars/ Fabrication / Storage etc) Viewing is highly recommended



Entrance Door

to

Porch

Window to front. Window to side. Radiator.

Lounge

16' 4" x 12' 8" (4.98m x 3.86m)

Window to front. Window to side. Laminate floor.

Radiator. TV point.

Kitchen / Diner

27' x 9' 10" (8.23m x 3.00m)

Window to front. Two radiators. Range cooker with cooker hood. Tiled splashbacks to work surfaces.

Breakfast bar. Plumbing for washing machine Door to garden. Wall units with matching work surfaces and storage under.

Utility Room

17' 10" x 8' 8" (5.44m x 2.64m)

Window to front. Radiator. Door to front. TV point.

Laminate floor. Plumbing for washing machine.

Single drainer sink with mixer taps.

Inner Hall

Radiator. Laminate floor. Storage cupboard.

Bedroom One

15' 9" x 18' 6" max (4.80m x 5.64m max)

Window to front. Laminate floor. Loft access.

Dressing Room

15' 10" x 7' 4" (4.83m x 2.24m)

Door to rear. Window to rear. Laminate floor.

En Suite

Window to front. Shower cubicle. Heated towel rail.

Low level wc. Pedestal wash hand basin. LED

mirrored light.

Bedroom Two

11' 2" x 9' 3" (3.40m x 2.82m)

Window to side. Laminate floor. Radiator.

Bedroom Three

9' 11" x 10' 9" (3.02m x 3.28m)

Window to rear. Radiator. Laminate floor.

Bedroom Four

19' x 8' 3" (5.79m x 2.51m)

Window to rear. Radiator. Laminate floor.

Bedroom Five

18' x 8' 3" (5.49m x 2.51m)

Window to rear. Radiator. Laminate floor.

Bedroom Six

11' 10" x 8' 9" (3.61m x 2.67m)

Window to front. Radiator. Laminate floor.

Shower Room

Window to rear. Window to front. Heated towel rail.

Low level wc. Pedestal wash hand basin. Tiled floor.

Extractor fan.

Bathroom

Window to side. Low level wc. Panelled bath with

shower above. Pedestal wash hand basin. Heated

towel rail. Extractor fan. Storage cupboard.

Outside

Rear garden is courtyard style with hardstanding.

Shed with oil fired central heating boiler.

Storage Unit 1

18' 5" x 29' 8" (5.61m x 9.04m)

Electric and lighting laid on. Plus office area. Cold water feed.

Office Area

18' 10" x 8' 5" (5.74m x 2.57m)

(Storage Unit 1)

Storage Unit 2

26' 7" x 15' 7" (8.10m x 4.75m)

Double doors to front. Electric and lighting laid on.

Cold water feed.

Storage Unit 3

30' 10" x 17' 6" (9.40m x 5.33m)

Double doors. Electric and lighting laid on. Cold

water feed.

Storage Unit 4

23' x 24' 5" (7.01m x 7.44m)

Double doors to front. Electric and lighting. Cold

water feed.

Please Note

The area is enclosed with steel fencing for low maintenance and security.



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- SIX Bedrooms
- Two Bathrooms
- Rural Location
- Four Storage Units

Tenure: Freehold
EPC Rating: D

£750,000



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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Property Ref:
MCH113089 - 0003

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