



2-Bedroom Semi-Detached Bungalow close to Village Centre & Forest Walks

Tenure: Freehold

Approx 63 sq meters (678 sq ft)

28 Mannington Way,
West Moors, Ferndown, Dorset, BH22 0JE

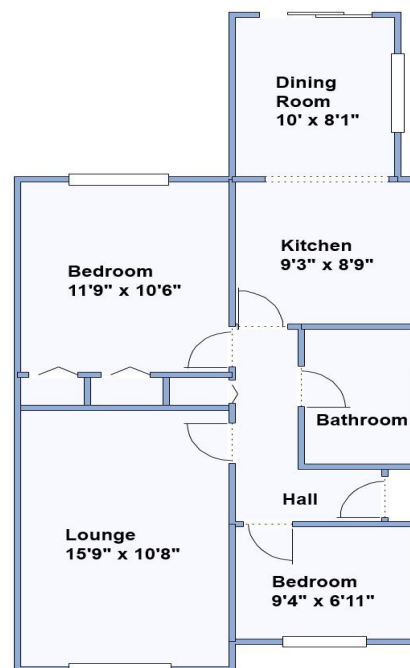
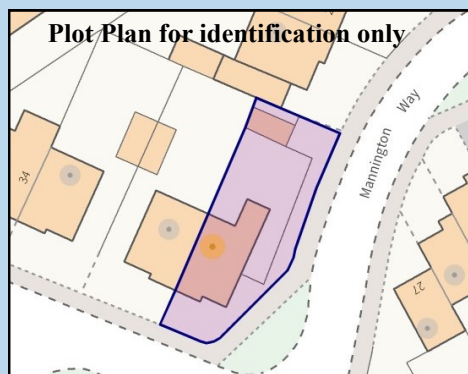
Price £325,000

- Entrance Hall
- Spacious Lounge with Bay Window
- Kitchen/Dining Room
- 2-Bedrooms
- Modern Bathroom
- Private Rear Garden
- Driveway, Garage & Outside Storage Area
- Close to Local Amenities & Wooded Walks
- Scope to Modernise
- No Onward Chain!
- Gas Central Heating
- PVCu Double-Glazing

Semi-Detached Bungalow in a delightful location, within easy walking distance of the vibrant village centre of West Moors, offering shops, cafés, local amenities & regular bus services. The property is also conveniently close to scenic nature walks and the popular Ferndown Forest Golf Course. Excellent road links provide straightforward access to the coastal towns of Bournemouth & Poole, as well as the picturesque New Forest National Park. Offered with No Onward Chain!

Accommodation and approximate room sizes:

- **Entrance Hall:** Hatch to insulated and part-boarded loft space with ladder fitted. Storage cupboard.
- **Lounge:** Large Bay Window overlooking front aspect. Ample space for lounge suite.
- **Kitchen/Dining Room:** Floor and wall cupboards. Cooker point. Plumbing for washing machine. Space for fridge/freezer. Wall Mounted gas combination boiler. Door to side access. Ample space for dining suite. Patio Doors leading to delightful private rear garden.
- **Bedroom 1:** Large double bedroom with fitted wardrobes. PVCu double-glazed window to rear garden aspect.
- **Bedroom 2:** PVCu double-glazed window to front aspect.
- **Bathroom:** Panelled bath with mixer tap. Corner shower cubicle. Vanity wash basin & WC. Heated towel rail.
- **Rear Garden:** Laid to lawn with a large paved patio area. Wide side access. Door into garage.
- **Garage:** Light & Power. Up & over door.
- **Useful outside storage area next to garage.**
- **New Windows & Patio Doors installed 2024.**
- **Gas Central Heating (system untested)**
- **PVCu Double-Glazing**
- **Council Tax Band 'C'**
- **Energy Rating 'C'**



This drawing has been prepared for diagrammatic purposes only. All



IMPORTANT NOTE: These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase. Ref W05142