

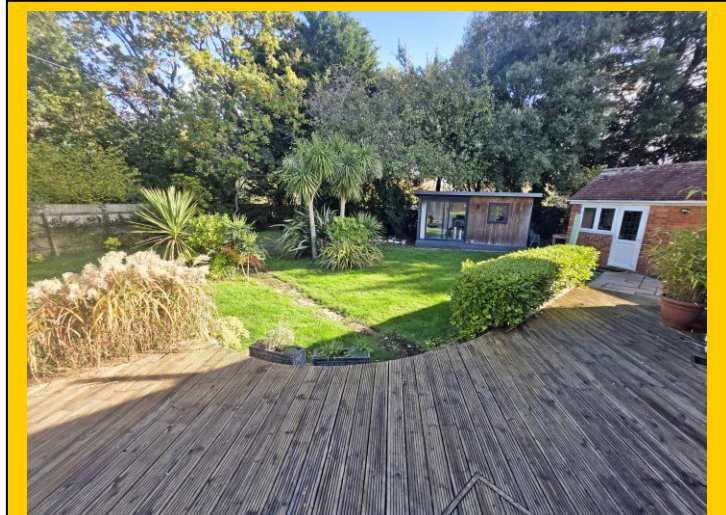


Roberts

Sales, Lettings & Block Management

DETACHED BUNGALOW

£575,000



Chigwell Road, Bournemouth, Dorset, BH8 9HW

- * **Detached Bungalow** * **Occupying a Corner Plot** *
- * **126 Sq' M / 1356 Sq' Ft** * **Three Double Bedrooms** *
- * **29ft Lounge Through Dining Room with Bi-Folds** *
- * **Kitchen & Utility** * **Bathroom Plus Shower Room** *
- * **Large Driveway** * **Detached Garage & Store Room** *
- * **Secluded Rear Garden with Office / Garden Room** *
- * **Council Tax Band D** * **EPC D** * **No Forward Chain** *

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Please note that the services within this property were not tested, also please note all room sizes are approximate measurements and into recesses & bay windows where appropriate.

Chigwell Road, Bournemouth, Dorset, BH8 9HW:

Front of Property:

Occupying a corner position with driveway laid to block paving providing off road parking for multiple vehicles. Access to double gates and garage. An array of mature and established borders which include flowering shrubs. Storm porch with tiled flooring and light point. Composite UPVC double-glazed front door leads into:

Entrance Hallway:

27' 7 x 5' 9 / 8.41m x 1.75m (approx'). Plain coved ceiling, recessed down lighting and enlarged hatch providing access to loft. Central heating thermostat.

Lounge Through Dining Room:

29' 3 x 11' 9 / 8.92m x 3.59m (approx').

Originally two separate reception rooms. Plain corniced ceiling with plaster ceiling decals and two ceiling light points and four wall light points. UPVC double-glazed bay window to front aspect. UPVC double-glazed bi-folding doors giving access to a side aspect courtyard. Twin double panelled radiators. TV / media point.

Kitchen:

14' 2 x 11' 11 / 4.31m x 3.64m (approx').

Plain coved ceiling with recessed low level downlighting. UPVC double-glazed window to rear aspect overlooking garden.

A range of wall and base mounted units with work surfaces over. One-and-a-quarter bowl single drainer sink unit with mixer tap. Space for range cooker with cooker hood over. Recessed space for fridge / freezer. Space and plumbing for dishwasher and washing machine. Fitted cupboard housing gas central heating combination boiler. Built-in larder storage cupboard. Splash back tiling, tiled flooring and ladder style heated towel rail. Glazed door leads through to:

Utility Room:

7' 10 x 7' 8 / 2.39m x 2.34m (approx').

Plain ceiling with recessed low level downlighting. UPVC double-glazed window to side aspect with UPVC double-glazed providing access to garden. A range of wall and base mounted units with work surfaces over. Single drainer sink unit with mixer tap. Space for under counter appliance. Under floor heating. Access to shower room.

Bedroom One:

14' 9 x 11' 11 / 4.49m x 3.62m (approx'). Papered ceiling with recessed down lighting. UPVC double-glazed bay window to front aspect. A range of fitted bedroom storage furniture. Double panelled radiator.

Bedroom Two:

13' 1 x 10' 10 / 3.98m x 3.29m (approx'). Papered ceiling with ceiling light point. UPVC double-glazed window to side aspect. Double panelled radiator.

Bedroom Three:

13' 7 x 10' 10 / 4.14m x 3.29m (approx'). Coved and papered ceiling. Ceiling light point. UPVC double-glazed casement doors to garden. Double panelled radiator.

Bathroom:

9' 5 x 5' 9 / 2.88m x 1.75m (approx'). Coved and papered ceiling & recessed down lighting. UPVC double-glazed frosted window to rear aspect. Panelled bath with thermostatic shower. Vanity unit with inset wash hand basin and mixer tap. Low level WC. Tiled walls, tiled flooring, shaver point and heated ladder style towel rail.

Shower Room:

9' 5 x 8' / 2.88m x 2.44m (approx')

Plain ceiling with recessed low level down lighting. UPVC double-glazed frosted window to rear aspect. Double shower with glass screen, thermostatic controls and rose. Vanity unit with inset wash hand basin, mixer tap and concealed cistern WC. Fully tiled walls, tiled flooring and ladder style heated towel rail. Under floor heating.

Rear Garden:

Occupying a generous sized corner plot. Laid partially to lawn with areas of patio and elevated sun deck. A superb array of mature and established screening hedges, trees, bushes and shrubs and enjoying a very good level of privacy.

Garden Room / Office:

16' 10 x 12' 1 / 5.13m x 3.67m (approx').

Being wood clad and fully insulated with power and light. UPVC double-glazed patio doors and windows overlooking garden. Broadband connection.

Garage:

14' 4 x 9' 11 / 4.37m x 3.03m (approx').

Pitch tiled roof. Electric up-and-over door, power and light.

Storage Room:

9' 11 x 9' / 3.03m x 2.74m (approx').

Adjoins the garage with UPVC double-glazed access door and UPVC double-glazed windows to side and rear aspects. Wall mounted convector heater.

