

237 Fairmile Road  
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Dorset  
BH23 2LQ

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*These particulars are intended to give a fair description of the property, but their accuracy is not guaranteed and they do not constitute an offer or contract.*

**DRAFT DETAILS – AWAITING VERIFICATION FROM VENDOR**

**3 DRESWICK CLOSE  
ST CATHERINE'S HILL  
CHRISTCHURCH  
BH23 2SY**

**Price OIEO £550,000**

Freehold



***SITUATED ON THE EVER POPULAR RESIDENTIAL DISTRICT OF ST CATHERINE'S HILL IS THIS BEAUTIFULLY PRESENTED DETACHED BUNGALOW.***

***OFFERING GOOD SIZE ACCOMMODATION THROUGHOUT COMPRISING SPACIOUS ENTRANCE HALL, LOUNGE/DINER, MODERN KITCHEN, MODERN FAMILY BATHROOM, SEPERATE 2<sup>ND</sup> W.C., 3 BEDROOMS & A FABULOUS 29FT LONG CONSERVATORY.***

***THE PROPERTY IS SITUATED ON A GOOD SIZE PLOT WITH PROFESSIONALLY LANDSCAPED FRONT AND REAR GARDENS WHICH ARE STUNNING & BEAUTIFULLY MAINTAINED WITH AN ABUNDANCE OF MATURE SHRUBS & SPECIMEN PLANTS.***

***FURTHER BENEFITS INCLUDE AMPLE OFF ROAD PARKING, DETACHED GARAGE, DOUBLE GLAZING, GAS FIRED CENTRAL HEATING & BEING WITHIN A CUL-DE-SAC LOCATION.***

***DRESWICK CLOSE IS WITHIN REASONABLE WALKING DISTANCE TO AN EXCELLENT PARADE OF SHOPS ON MARLOW DRIVE & STUNNING WOODLAND WALKS ARE ONLY A SHORT STROLL AWAY & THERE IS EASY ACCESS TO MAIN ROAD LINKS & BOURNEMOUTH INTERNTATIONAL AIRPORT.***

**3 DRESWICK CLOSE, ST CATHERINES HILL, CHRISTCHURCH BH23 2SY**

- **DETACHED TRADITIONAL BUNGALOW**
- **BEAUTIFULLY PRESENTED THROUGHOUT**
- **STUNNING PROFESSIONALLY LANDSCAPED GARDENS**
- **3 BEDROOMS**
- **MODERN KITCHEN & BATHROOM**
- **SEPARATE 2<sup>ND</sup> 2.W.C.**
- **POPULAR LOCATION**
- **DOUBLE GLAZING**
- **GAS FIRED CENTRAL HEATING**
- **SPACIOUS LOUNGE/DINER**
- **FEATURE 29FT CONSERVATORY**
- **CLOSE TO WOODLAND WALKS**



**VIEWING STRICTLY BY APPOINTMENT PLEASE**

Please note that the equipment, fittings, fireplaces, heating systems, mains services, apparatus and appliances have not been tested by us the agents so we cannot confirm that they are in working order. All measurements are approximate and are for guidance only.

**PLEASE NOTE:**

**MONEY LAUNDERING REGULATIONS** – Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

**MICHAEL ADAM** Estate Agents have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitors.



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**Ground Floor**

Approx. 113.2 sq. metres (1219.0 sq. feet)

