



**POOLE  
TOWNSEND**

## 21 Leven Road Levens View,

£350,000

 3  2  1

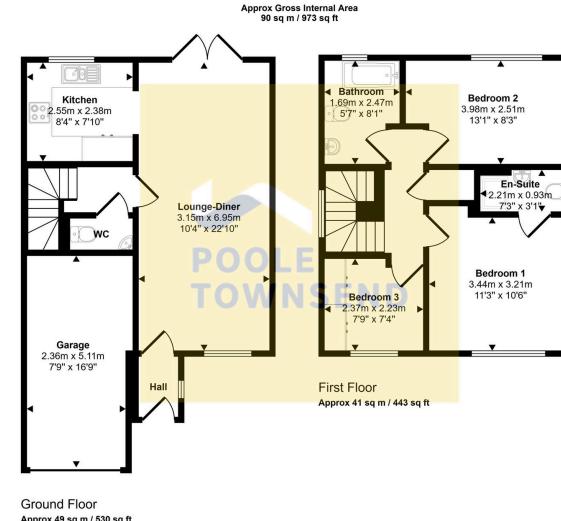


- Fabulous modern detached home
- Open plan living area
- Smartly finished kitchen and W.C
- 3 bedrooms, main en-suite
- Garden to rear
- Sought after new build estate
- Immaculately presented throughout
- Integral garage and driveway
- Freehold
- Council tax band D





Discover effortless family living in this immaculately presented detached home, part of a developing site by Rowland Homes. Boasting contemporary styling, this property is designed for both relaxation and entertaining, perfectly situated for enjoying with family and friends. Multi-zone living features a comfortable lounge area with dining space alongside leading to a smartly finished kitchen and also having double doors opening into the garden. The inner hall leads to a cloakroom and the stairs leading up to the landing and the three bedrooms (1 en-suite) and the family bathroom. The integral garage provides secure parking in addition to the two spaces available on the private driveway. An internal viewing is highly recommended to fully appreciate all this home has to offer.



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		95
(81-91) <b>B</b>	83	
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

### Visit us at

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### We are open

Monday – Friday 9.00 – 5.00  
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