

2 MILLDOWN MEWS, 246 BLANDFORD ROAD  
POOLE  
BH15 4GN

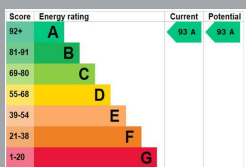
£1,700 PCM

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# A THREE BEDROOM NEWLY BUILT FAMILY HOME -

Situated in a popular location, with off road parking, enclosed garden.

- Three Bedroom Detached House
- Three Bedrooms, Two Bathrooms
- Parking and Garden
- Offered Unfurnished
- EPC Rating: Band A



Reference: 1205562

Deposit Amount: £1,961.53

Council Tax Band: D

Furnishing: Unfurnished

Heating Type: Gas central heating

Parking: Parking

Utilities:

Mains Supply Electricity and Gas  
Mains Supply Water - metered

Drainage: Mains Supply Drainage

Broadband: Refer to Ofcom website  
[www.ofcom.org.uk/phones-and-broadband](http://www.ofcom.org.uk/phones-and-broadband)

Mobile Signal: Refer to Ofcom website  
[www.ofcom.org.uk/phones-and-broadband](http://www.ofcom.org.uk/phones-and-broadband)

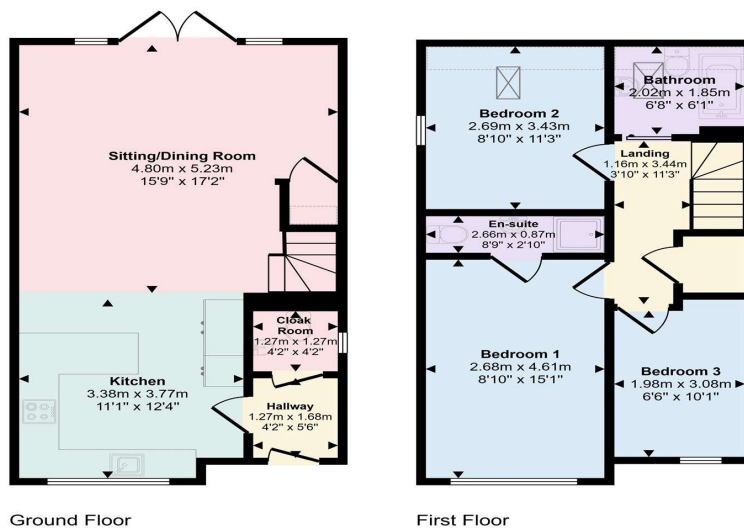
Flood Risk: For more information refer to  
[gov.uk](http://gov.uk), check long term flood risk  
[www.gov.uk/check-long-term-flood-risk](http://www.gov.uk/check-long-term-flood-risk)



This lovely modern family home in convenient Location has come to the market, the welcoming entrance hall includes a convenient cloakroom with WC and wash hand basin. From the hallway, a door leads into the spacious open-plan kitchen, which flows seamlessly into the dining area and onwards to the sitting area, where French doors open out to the garden.

Upstairs, three well proportioned bedrooms provide comfortable accommodation with space for freestanding furniture. The principal bedroom benefits from a stylish en-suite shower room featuring a shower cubicle, floating wash hand basin, WC and heated towel rail. The modern family bathroom is equally well appointed, complete with a panelled bath with shower over and glazed screen, floating wash hand basin, WC and heated towel rail.

Additional benefits include a high specification throughout, allocated parking with EV charging point, hard flooring to the ground floor, carpeting to the first floor, double glazing, gas central heating.



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.

## PLEASE NOTE:

Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches.

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