

OKEFORD ROAD

Broadstone | BH18 8PA





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Guide Price: £425,000

 2  2  1  Garage + Driveway

A beautifully presented two double bedroom detached bungalow located in a quiet cul-de-sac in the popular town of Broadstone. Sitting on a generous plot with large front and back gardens this modern bungalow offers versatile accommodation throughout, featuring a bright and spacious living room, separate dining room, laundry cupboard and two porches. Located within good school catchments, it is complete with driveway parking and a garage.

- Two Double Bedroom Bungalow
- Driveway Parking
- Garage
- Private Back Garden
- Two Reception Rooms including Spacious Living Room
- Combi Boiler & Woodburner
- Dining Room
- Cul-De-Sac Location
- Within Good School Catchments

Entrance

Approached via a concrete path, the properties main entrance is located to the right side. A UPVC door leads to a porch with space for shoe storage and hanging coats whilst a secondary door leads to a spacious central hallway. The hallway provides access to all principal rooms and houses a laundry cupboard which includes a free standing washing machine, shelving and the GlowWorm combi boiler. The hallway also provides access to the loft via a conventional hatch, which features lighting. The property further benefits from EnviroVent air circulation system.

Kitchen

Located to the front of the property the kitchen can be accessed via a second porch found on the left of the property. Utilised by the current owners as further storage for shoes and coats with power and lighting.

The kitchen comprises of a range of shaker style base and eye level units and contrasting grey worksurfaces, an integral oven and four ring gas hob with stainless steel extractor, LED downlights, tiled splashbacks and a free standing fridge freezer. Complete with a stainless steel sink and drainage board sat beneath a front facing double glazed window enjoying views across the cul-de-sacs central green.

Dining Room

Accessed via a door from the hallway and open via an archway to the kitchen the dining room features a side aspect window with fitted blind and seamlessly links the kitchen and living space with contemporary luxury vinyl tile (LVT) flooring. The dining area has ample space for a large table and chairs as well as side cabinet.

Living Room

Featuring a large double glazed front facing window with fitted blind the bright and spacious living room is open to the dining room and enjoys ample space for two large sofa suites. A central woodburner with Indian Limestone hearth and wooden mantle provide a focal point for the room which also features a built in storage unit and gas central heating radiator.

Bedroom 1

Found to the rear of the property the spacious principal bedroom enjoys access to the garden via French Doors. Benefiting from a bank of floor to ceiling wardrobes with a mixture of hanging space and shelving bedroom one also features carpeted flooring and has ample room for further large standing furniture as required.

Bedroom 2

Another spacious double bedroom also enjoying views across the garden bedroom two has carpeted flooring, neutral décor including feature panelling wall, a radiator and fitted blind.

Bathroom

Refurbished to a high standard the contemporary bathroom features tiled flooring and walls on main facility walls. Comprising of a panelled L-shape bath with shower hose attachments, a waterfall shower, glass shower screen, wash hand basin with vanity drawers, low level WC, chrome ladder towel rail and obscure side aspect window.

Garage

Accessed via an up and over door from the driveway the spacious garage has power and lighting.

Externally

The front of the property is predominantly laid to lawn with a tarmac driveway providing tandem parking for vehicles. A tesla charging point is conveniently located to the driveway side of the property for EV. Pathways to both sides lead to secure gates which provide access to the private back garden which features a patio and is enclosed by mature shrubs surrounds, flowerbeds and fencing.

Location

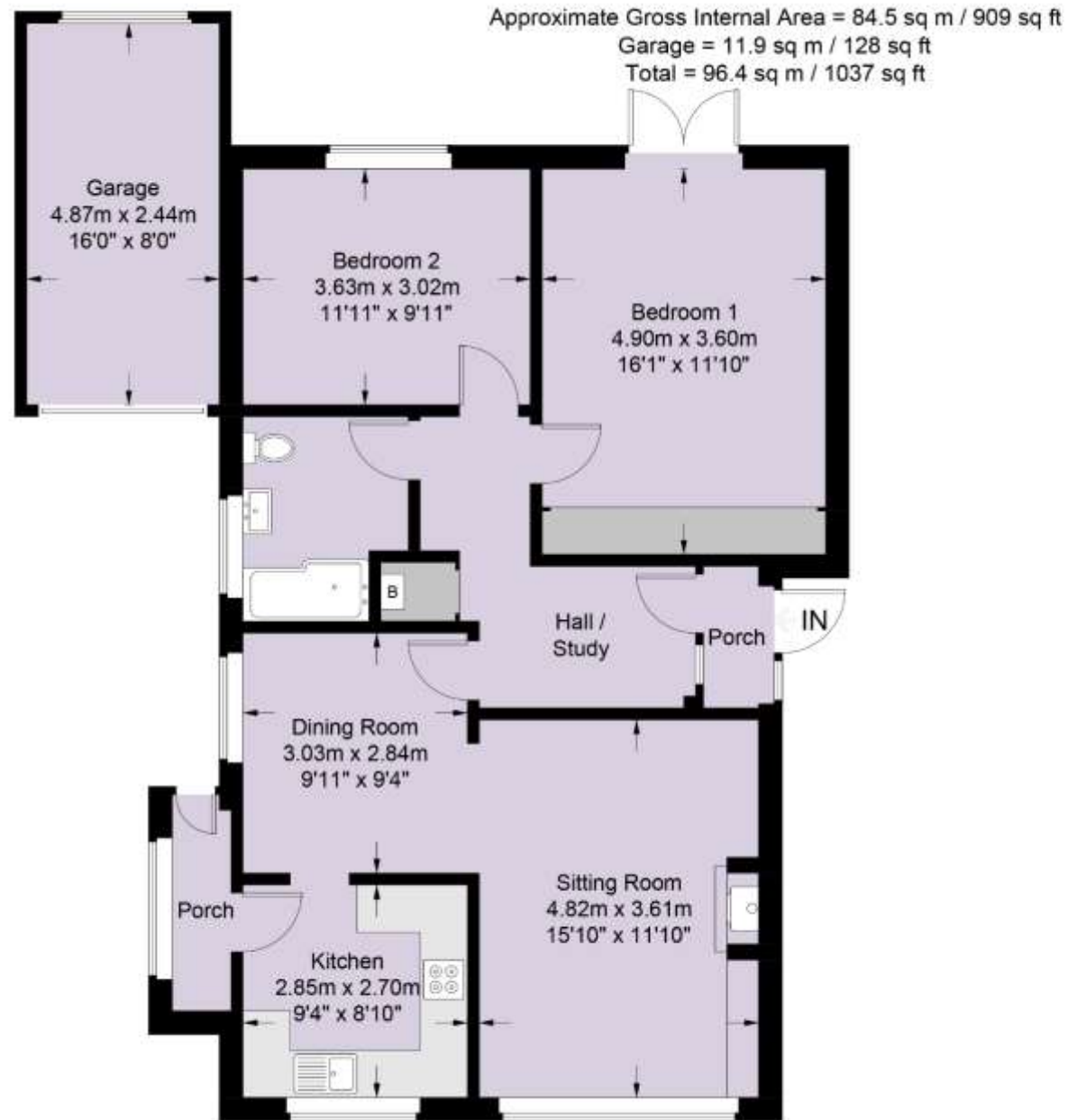
Okeford Road is a quiet and highly regarded cul-de-sac within the ever-popular Broadstone area. Known for its central green and friendly neighbourly feel the cul-de-sac is a sought after location for those looking to downsize with a family feel. Known for its strong community feel, it offers a peaceful residential setting whilst remaining within easy reach of local amenities. Broadstone is a vibrant location, offering a range of independent shops, cafes, bars and well-regarded schools, along with excellent access to the renowned local beaches and larger towns such as Wimborne.

SERVICES: Mains Drains & Gas

LOCAL AUTHORITY: Dorset

COUNCIL TAX BAND: D





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