

Quinn & Co
ESTATE AND LETTING AGENTS

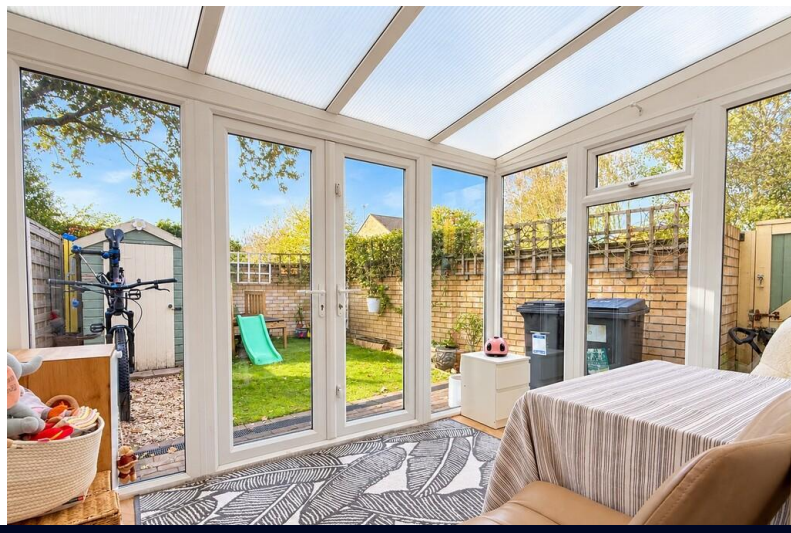
Tytherley Green, Throop, Bournemouth

- Two bedroom end of terrace
- Allocated parking space
- Private rear garden
- Popular location

£280,000

EPC Rating ‘C’





40 Tytherley Green, Bournemouth, BH8 0PB







Property Description

Well presented two-bedroom end-of-terrace house situated in the popular residential location of Throop, Bournemouth, conveniently positioned close to Castlepoint Shopping Centre and pleasant riverside walks.

The property has been tastefully decorated throughout and offers well-proportioned accommodation. An entrance porch leads into the lounge, which benefits from useful understairs storage. The kitchen/diner is fitted with a built-in oven, induction hob and dishwasher, with additional space for a fridge/freezer and washing machine. A door from the kitchen leads into the conservatory, providing further living space and access to the rear garden.

On the first floor are two bedrooms, with the main bedroom benefiting from fitted wardrobes and an additional cupboard over the stairs. A modern family bathroom, fitted with a shower over the bath, completes the accommodation.









Outside, there is an allocated parking space situated on the front forecourt, conveniently located close to the front entrance. The enclosed rear garden is mainly laid to lawn with a block-paved patio area, surrounded by a combination of brick walling and fencing.

Internal viewing is highly recommended.

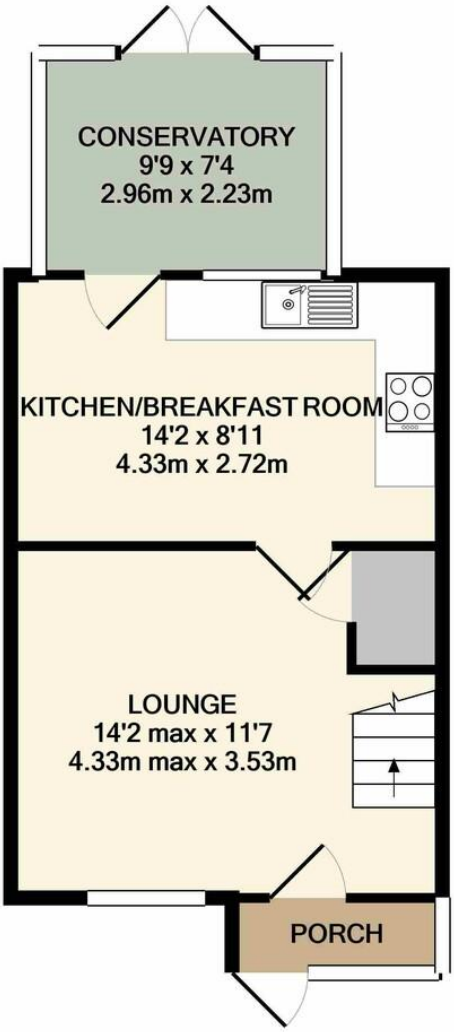
Council tax band - C.
EPC rating - C.



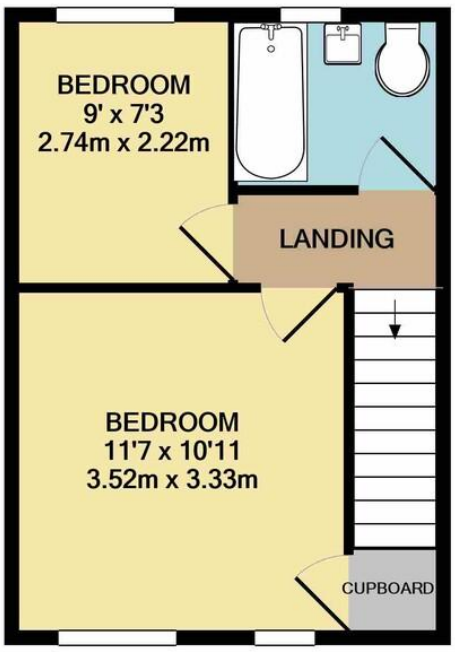








GROUND FLOOR
APPROX. FLOOR
AREA 379 SQ.FT.
(35.2 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 291 SQ.FT.
(27.1 SQ.M.)

TOTAL APPROX. FLOOR AREA 671 SQ.FT. (62.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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