



Bradpole Road ~ Bournemouth ~ BH8 9NY

16 High Street, Christchurch Dorset BH23 1AY

www.jordanmarksestates.co.uk

01202 484444

JIM
Jordan Marks Estates
Signature Homes



Nestled on the ever-popular Bradpole Road in Bournemouth, this inviting three-bedroom detached house offers a fantastic opportunity for families or those seeking a peaceful retreat close to nature. Boasting an enviable position backing directly onto the scenic Strouden Wood, this home seamlessly blends suburban living with the tranquillity of the countryside right on your doorstep. Inside, the property is presented in good condition throughout, with 1,037 sq ft of well-designed living space. The welcoming entrance hallway leads through to a spacious lounge, perfect for relaxing with family or entertaining guests. The adjoining kitchen offers ample storage and workspace for keen cooks, while the flexible dining area provides the ideal spot for family meals or morning coffee overlooking the back garden. Upstairs, there are three generously sized bedrooms, each with space for storage and personalisation. The family bathroom is well kept and functional, ensuring comfort for the whole household. The property benefits from practical features including both a driveway and a garage, providing off-road parking for multiple vehicles and additional storage options. The private rear garden is the perfect space for children to play, BBQs with friends, or simply unwinding while surrounded by leafy views of the woodland beyond. Located in BH8, the house enjoys convenient access to local amenities and transport links. Popular schools, local shops, and the Castlepoint Shopping Centre are all within easy reach. For outdoor lovers, the immediate access to Strouden Wood offers memorable walks, wildlife spotting, and a peaceful escape from the bustle of everyday.



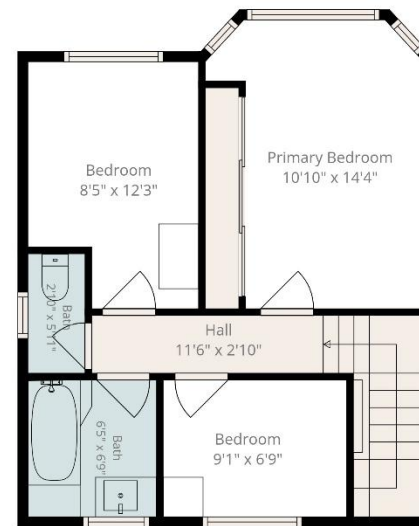
Floor Plan

1037 Internal SQ. FT

94 SQ. M



1st Floor



2nd Floor

Total: 1034 sq. ft
 1st Floor: 573 sq. Ft, 2nd Floor: 461 sq. ft
 Excluded Areas: Walls: 102 sq. ft

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		



Situation

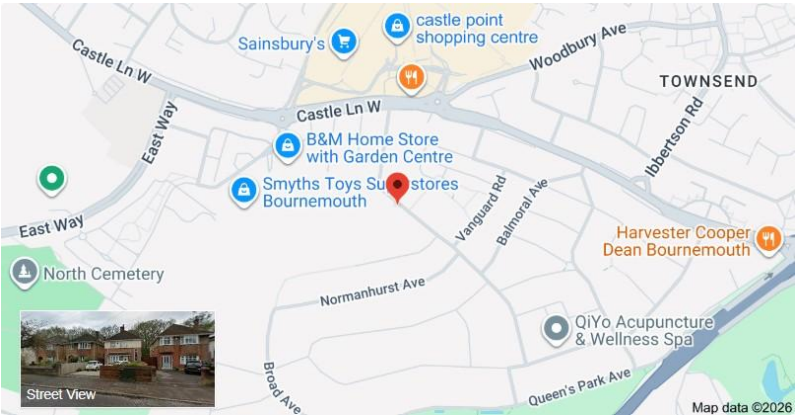
Bradpole Road is superbly located within easy walking distance of Castlepoint shopping centre and local shopping parade, and Queens Park Golf course and is situated within the much sought-after catchment area for Bournemouth School for Boys & Girls.

Local Authority and School Catchments

BCP Council ~ Tax Band E ~ Bournemouth School for Boys & Girls.

Asking Price

Offers Over £545,000





Disclaimer Property Details: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms' employment has the authority to make or give any representation or warranty in respect of the property.

16 High Street, Christchurch Dorset BH23 1AY

www.jordanmarksestates.co.uk

01202 484444

JIM
Jordan Marks Estates
Signature Homes