STOUR ESTATES

165 Malmesbury Park Road

Charminster, Bournemouth, BH8 8PU

Guide price £325,000

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A beautifully presented two double bedroom semi-detached house located in Charminster.

The property offers generous accommodation throughout including a modern kitchen/diner.

Entry to the property is via the porch which leads on to the hallway. Doors lead to all ground floor rooms and stairs lead to the first floor. There is an under stairs storage cupboard.

The kitchen/diner is located at the rear of the property and benefits from wall mounted and base units with work surface over. Integrated appliances include an oven, microwave, gas hob & extractor fan, dishwasher, washing machine and fridge/freezer. There is space for a dining table and chairs and a single door leads on to the private rear garden.

The lounge is at the front of the property with a UPVC double glazed bay window to the front aspect. Wood laminate flooring and built in storage are further features of the lounge area.

The first floor offers two double bedrooms. The master bedroom benefits from built in wardrobes and a feature bay window to the front aspect. The second bedroom overlooks the rear garden. The landing area also provides access to the loft with a pull down ladder.

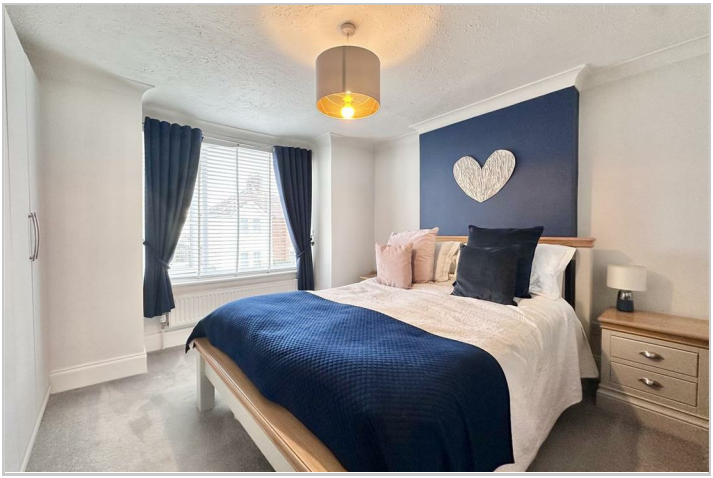
The modern family bathroom benefits from tiled walls and floor, a bath with shower over and glass shower screen, WC, wash hand basin with vanity unit and heated towel rail. A cupboard houses the gas combi boiler.

Externally the property benefits from a well presented and enclosed rear garden. There is a slabbed patio area along with a laid lawn. There is a shed and lean to providing further outside storage.

To the front of the property is a driveway providing off road parking.

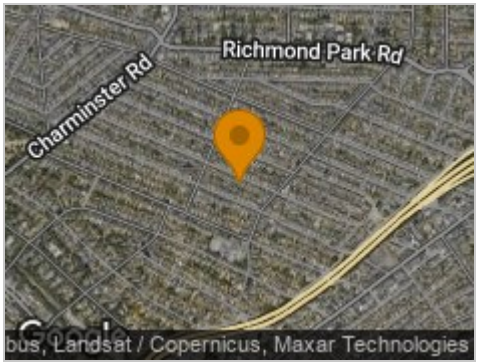
The property is located close to Charminster high street with local shops, takeaways and pubs. Local transport links including bus routes are close by. Bournemouth airport and train station are a short drive away as is Bournemouth town centre and beaches.

Tel: 01202 287847



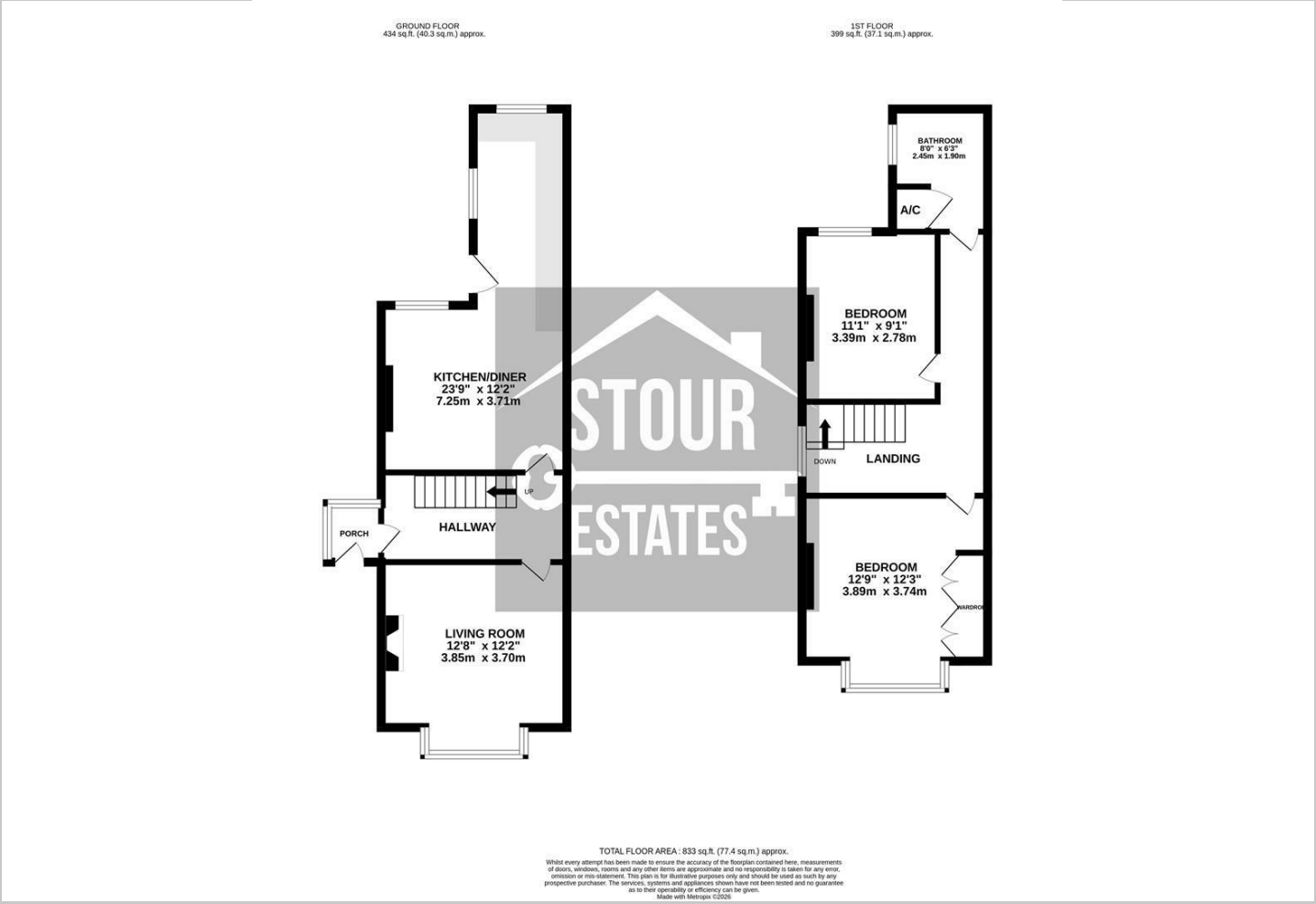
Road Map

Hybrid Map



Terrain Map

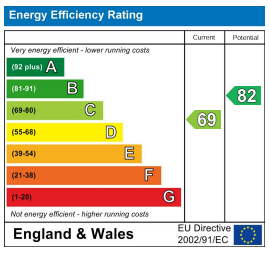
Floor Plan

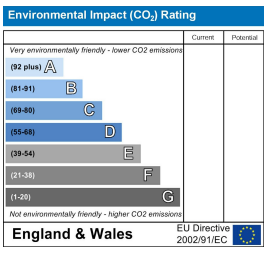


Viewing

Please contact our Stour Estates Office on 01202 287847 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph





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