



**27 Greenways, Highcliffe, Dorset. BH23 5BB**

**£1,695 Per Calendar Month**



**Ross Nicholas & Company Limited**  
334 Lymington Road, Highcliffe,  
Dorset, BH23 5EY  
01425 277 777

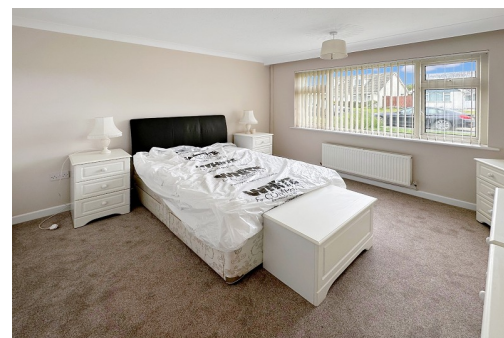




**27 Greenways, Highcliffe, Dorset. BH23 5BB**

**£1,695 Per Calendar Month**

A good sized two double bedroom detached bungalow situated on the coveted Wolhayes Garden Estate. Available immediately and PART FURNISHED, this bungalow has been recently part redecorated and re-carpeted and offers spacious and comfortable accommodation within walking distance of the amenities enjoyed in the High Street.



## ENTRANCE PORCH

Accessed via a UPVC double glazed door with matching window to the side, tiled floor, ceiling light point, entrance door to:

## ENTRANCE HALL

A large and bright, recently redecorated entrance with cloaks cupboard and further storage above, cupboard housing the hot water cylinder and slatted shelving. Wall mounted panelled radiator, ceiling light point. Doors to all principal rooms.

## LIVING/DINING ROOM (24' 3" MAX X 13' 11" MAX) OR (7.38M MAX X 4.24M MAX)

Narrowing to 3.03m in the dining area. Large UPVC double glazed window to front, focal point Gas fireplace, two ceiling light points, two wall mounted double panelled radiators, double doors leading to the Conservatory, serving hatch to Kitchen.



## KITCHEN (12' 2" MAX X 11' 10" MAX) OR (3.72M MAX X 3.61M MAX)

Narrowing in part to 3.09m. Fitted with a good range of base and wall mounted cupboard and drawer units with areas of roll top laminate work surface over. Integrated fridge/freezer, brand new washing machine, inset four burner Gas hob with fan assisted oven beneath and filter extractor canopy over. Inset one and a half bowl sink unit with drainer adjacent and mixer tap over. Fitted roller pantry cupboard with further storage adjacent. UPVC double glazed window to rear overlooking garden via conservatory. UPVC double glazed door leads to the:



## CONSERVATORY (22' 9" X 8' 0") OR (6.93M X 2.45M)

Of UPVC double glazed construction under a newly constructed solid roof with LED ceiling downlights, double power point. UPVC double glazed windows overlook the rear garden and a large door leads to the same. Door to:

## GARAGE/WORKSHOP (22' 2" X 8' 11") OR (6.75M X 2.73M)

A fantastic sized garage, store and workshop housing the electric consumer unit, meter and Gas meter. Ceiling strip light point. Wall mounted Gas fired Worcester boiler. Please note that the garage door has been boarded up so no external access is possible.



## BEDROOM 1 (13' 11" X 12' 0") OR (4.24M X 3.65M)

A lovely and bright dual aspect room with large UPVC double glazed window to the front and a high level opaque double glazed window to the side. Fitted wardrobes with hanging rail and storage cupboards above.

## BEDROOM 2 (11' 11" X 9' 11") OR (3.62M X 3.01M)

UPVC double glazed window to rear, fitted wardrobe with hanging rail and storage cupboards over, ceiling light point, wall mounted panelled radiator.

## BATHROOM

Fitted with a coloured four piece suite comprising panel enclosed bath, enclosed corner shower cubicle, pedestal wash hand basin and low level flush WC. UPVC opaque double glazed window to side, feature wall length mirror, ceiling light point.

## OUTSIDE

The rear garden is a lovely feature facing West with a good sized area of paved patio immediately abutting the rear of the property. This in turn leads onto an area of lawn which is bordered by deep, mature shrub and plant borders. To one side of the property is a pedestrian access gate leading to the front of the property and to the other, a good sized area of storage.



## AGENTS NOTE

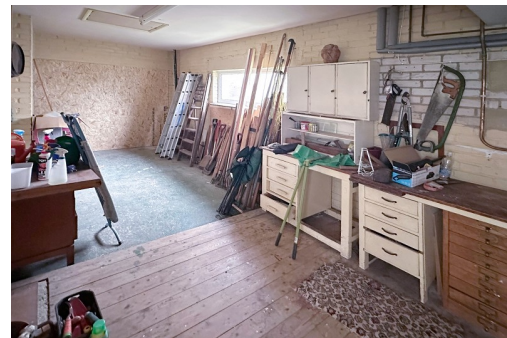
Due to the relative size of the gardens the Landlord intends for his gardener to continue maintaining the garden at his expense to ensure that it is taken care of.

## DIRECTIONAL NOTE

From our office in Highcliffe proceed West along Lymington Road taking the right hand turn into Hinton Wood Avenue. bear right at the end and continue up the hill turning right into Earlsdon Way and then immediately right again into Kilmington Way. Follow this to the end and turn left onto Greenways and go up the hill where the property will be found on the left and is numbered.

## PLEASE NOTE

All measurements quoted are approximate and for general guidance only. The fixtures, fittings, services and appliances have not been tested and therefore, no guarantee can be given that they are in working order. Photographs have been produced for general information and it cannot be inferred that any item shown is included with the property.



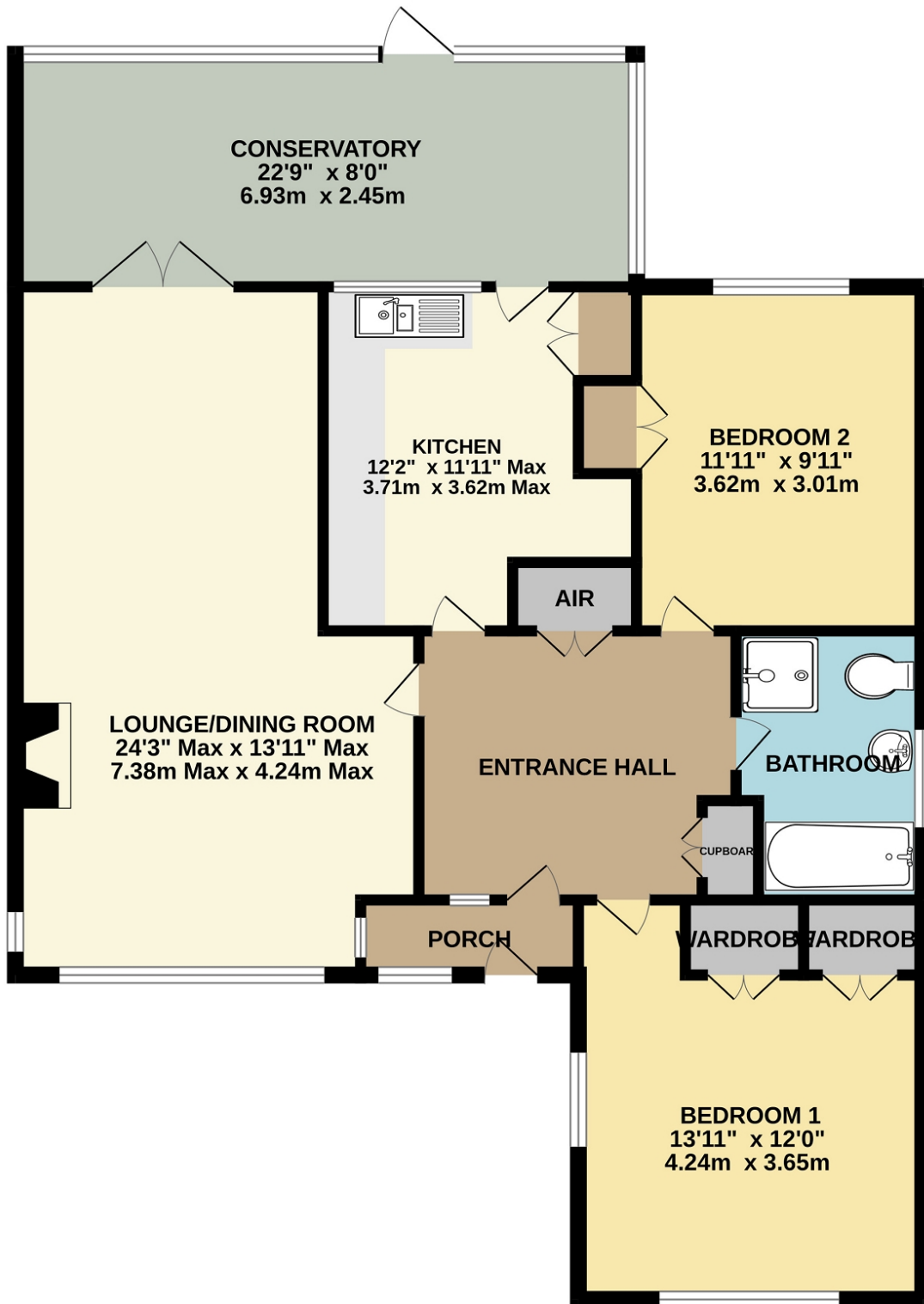
## DEPOSIT - DPS

Please note that all deposits are lodged with The Deposit Protection Service (The DPS) Further information can be found on their website [www.depositprotection.com](http://www.depositprotection.com)The DPS is a tenancy deposit protection scheme accredited by the Government. It is provided free of charge and funded entirely by the interest earned from deposits held in the scheme.Complaints Procedure - Ross Nicholas & Company is a member of The Property Ombudsman.

## EPC RATING

The EPC rating for this property is TBC

# GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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.  
Made with Metropix ©2026

**Ross Nicholas & Company Limited**  
334 Lymington Road, Highcliffe, Dorset, BH23 5EY  
01425 277 777  
highcliffe@rossnicholas.co.uk

Ross Nicholas and Company endeavour to maintain accurate depictions of properties in Virtual Tours, Floor Plans and descriptions, however, these are intended only as a guide and purchasers must satisfy themselves by personal inspection.