

ATHERTONS

ESTATE & LETTING AGENTS

EST. 1985



1 Gorse Road, Corfe Mullen – BH21 3SJ

Wimborne, BH21 3SJ

Guide Price £350,000

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1 Gorse Road

Corfe Mullen, Wimborne

A fantastic opportunity to acquire a three-bedroom detached bungalow, set on a generous corner plot within a quiet cul-de-sac on the edge of Corfe Mullen. Offered for sale with no forward chain, the property presents excellent potential for refurbishment and further enhancement, making it an ideal prospect for buyers looking to create a home to their own specification.

The accommodation is accessed via a covered entrance porch, leading into a central reception hall with loft access and a range of useful storage, airing and coat cupboards. The living room enjoys a pleasant front aspect and features a serving hatch through to the kitchen, which is fitted with a selection of units, appliance space, and provides access to a covered rear porch.

There are three bedrooms, with bedroom one benefiting from fitted wardrobes, and bedroom three offering versatility as a dining room with sliding patio doors opening onto the rear garden. The property also includes a bathroom with a bath and a wash basin, alongside a separate WC.

Externally, the property boasts a large, private plot with clear potential for extension (subject to the necessary planning permissions). A long driveway provides ample off-road parking and leads to a garage with power, lighting and a rear window. The front garden is predominantly laid to lawn with established shrub borders, wrapping around to the side and screened by mature hedging, while the rear garden offers a seating area and two timber sheds.

Corfe Mullen offers a good selection of local amenities, including a Co-op supermarket, schooling for all ages such as the well-regarded Corfe Hills, a health centre, and regular bus services. The area also benefits from beautiful walks across Upton Heath SSSI, with far-reaching views towards the backwaters of Poole Harbour. The nearby market town of Wimborne, approximately three miles away, provides a wider range of shops, cafés and services, while the coastal town of Poole, with its mainline rail connection to London Waterloo, is within an approximate 20-minute drive.

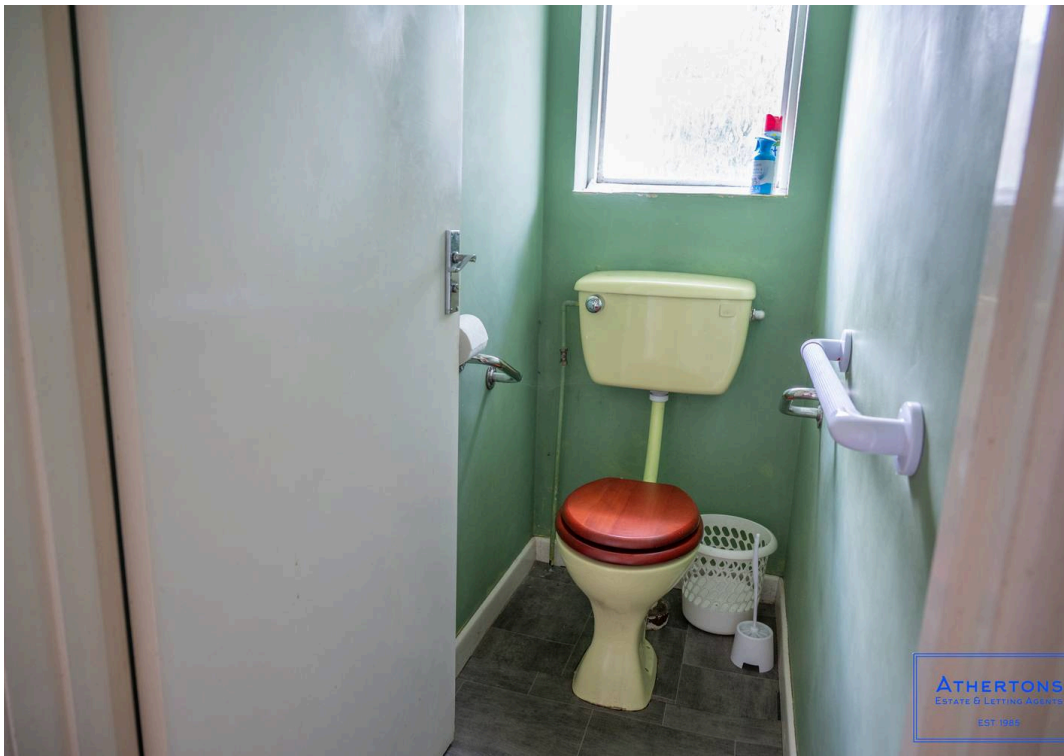
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E

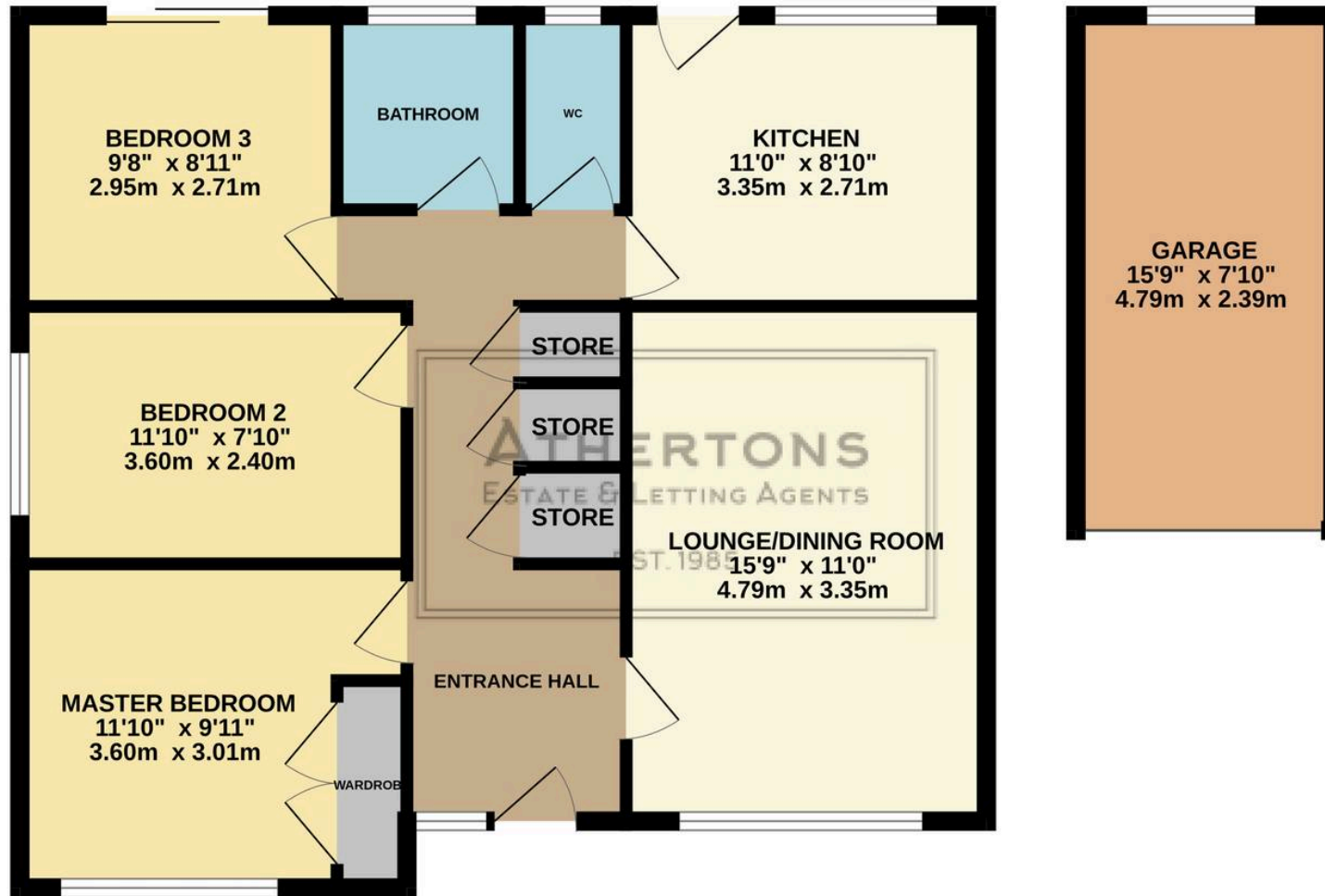








GROUND FLOOR
873 sq.ft. (81.1 sq.m.) approx.



TOTAL FLOOR AREA : 873 sq.ft. (81.1 sq.m.) approx.

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.

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Athertons Estate Agents

14 Dorchester Road, Oakdale - BH15 3JY

01202 681113 • poole@athertonsea.com • <http://www.athertonsestateagents.com>

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