



# Field Close Sturminster Newton DT10 1QW

for sale offers in excess of  
**£270,000**



## Property Description

Connells are pleased to offer to the market this three bedroom detached house on the market with two allocated parking spaces, low maintenance enclosed garden to the rear. On the ground floor the property benefits from kitchen, lounge/diner and a downstairs cloakroom. Stairs from the entrance hall lead up to the three bedrooms and bathroom on the first floor.

## Entrance Hall

Double glazed door to the front, double glazed windows to the front and side, two cupboards and a radiator.

## Cloakroom

WC, wash hand basin and a radiator.

## Lounge

17' 7" x 11' ( 5.36m x 3.35m )

Double glazed windows to the front and side, door to the garden, electric fire and a radiator.

## Kitchen

10' 9" x 8' 8" ( 3.28m x 2.64m )

Double glazed window to the side, fitted kitchen space for a washing machine, dishwasher and fridge freezer, stainless steel sink and drainer, electric oven and hob, extractor fan, radiator and the central heating boiler.

## Landing

Double glazed window to the front and a cupboard.

## Bedroom One

10' 9" x 10' 2" ( 3.28m x 3.10m )

Double glazed window to the side, fitted wardrobe and a radiator.

## Bedroom Two

12' 6" x 10' 9" ( 3.81m x 3.28m )  
Double glazed window to the side and a radiator.

## Bedroom Three

9' 2" max x 8' 3" ( 2.79m max x 2.51m )  
Double glazed window to the side and a radiator.

## Bathroom

Bath with shower attachment, WC, wash hand basin, extractor fan and a radiator.

## Parking

Two parking spaces with the property.

## Rear Garden

To the rear the enclosed garden is laid to lawn with a patio area, shed and an outside tap.





**Ground Floor**



**First Floor**

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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EPC Rating: C Council Tax  
 Band: C

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Tenure: Freehold



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