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Draft Particulars



Stunning 4-Bedroom Detached Bungalow with Detached Annexe

Tenure: Freehold

Approx 0.27 Acre Plot

9 Denewood Copse, West Moors
Ferndown, Dorset. BH22 0NB

Price £900,000

- Wide, Long Entrance Hall
- Stunning Living Room with Atrium Roof Window
- Formal Dining Room
- High Specification Fitted Kitchen
- 4-Good Double Bedrooms
- Family Bathroom
- Large South Facing Garden
- Long Driveway, Ample Off Road Parking
- Fantastic One-Bedroom Detached Annexe
- Ideal Location Near to Protected Forest walks

A stunning, immaculately presented detached bungalow, occupying a peaceful position tucked away at the end of a highly sought-after cul-de-sac. Thoughtfully and intelligently extended, the property has been comprehensively modernised to create exceptional living space, centred around a spectacular living room featuring a striking atrium roof. This is complemented by a separate high-specification kitchen and multiple generous double bedrooms, all finished to an impeccable and stylish standard throughout. Externally, the property is approached via a long driveway leading to double gates, beyond which is a substantial stone-laid area providing ample off-road parking. This gives access to both the main residence and a detached one-bedroom annexe, finished to a similarly high standard and ideal for guests, multi-generational living or even a ideal space to Holiday Let. The beautifully landscaped rear garden enjoys a sunny aspect and a high degree of privacy. In total, the plot extends to approximately 0.27 acres. Viewing is highly recommended to fully appreciate the quality, space and individuality of this exceptional home.

Accommodation with Brief Description:

Entrance Hall: Long and spacious entrance hall with doors leading to the principal living areas and bedrooms.

Cloakroom: Wash basin and WC.

Living Room: Impressive, oversized reception room featuring a striking atrium roof lantern, triple-aspect windows and bi-fold doors opening onto the rear garden. Double doors leading to:

Dining Room: Generous space for a dining suite. Door leading to:

Kitchen: Extensive range of floor and wall-mounted units complemented by granite worktops. Induction hob with cooker hood over. Integrated dishwasher and space for American-style fridge/freezer. Quooker instant hot water tap. Breakfast bar seating area. Sliding doors to the rear of the property. Door leading to:

Utility Room: Space and plumbing for washing machine and tumble dryer. Belfast sink unit.

Bedroom 1: Spacious double bedroom with window to the front aspect.

En-Suite Shower Room: Fully tiled. Corner shower cubicle, vanity wash basin and WC. Chrome heated towel rail.

Bedroom 2: Large double bedroom with built-in wardrobe and window overlooking the rear garden.

Bedroom 3: Double bedroom with built-in wardrobe. Window to front aspect.

Bedroom 4: Double bedroom overlooking the rear garden.

Family Bathroom: Fully tiled. White suite comprising panelled bath with mixer tap and shower attachment, Vanity wash basin and WC. Chrome heated towel rail. Airing Cupboard.

Rear Garden: Generous south-facing rear garden predominantly laid to lawn with an extensive paved patio adjoining the property. Large summerhouse/bar with light and power. The garden enjoys an excellent degree of privacy.

Gas Central Heating & PVCu Double Glazing.

EPC Rating: D

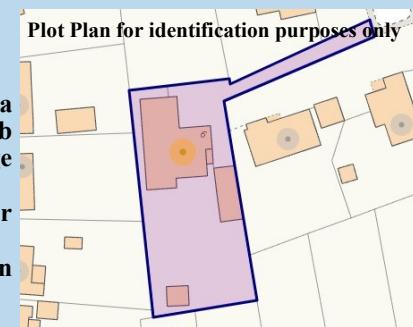
Council Tax Band: E

ANNEXE: Private Entrance

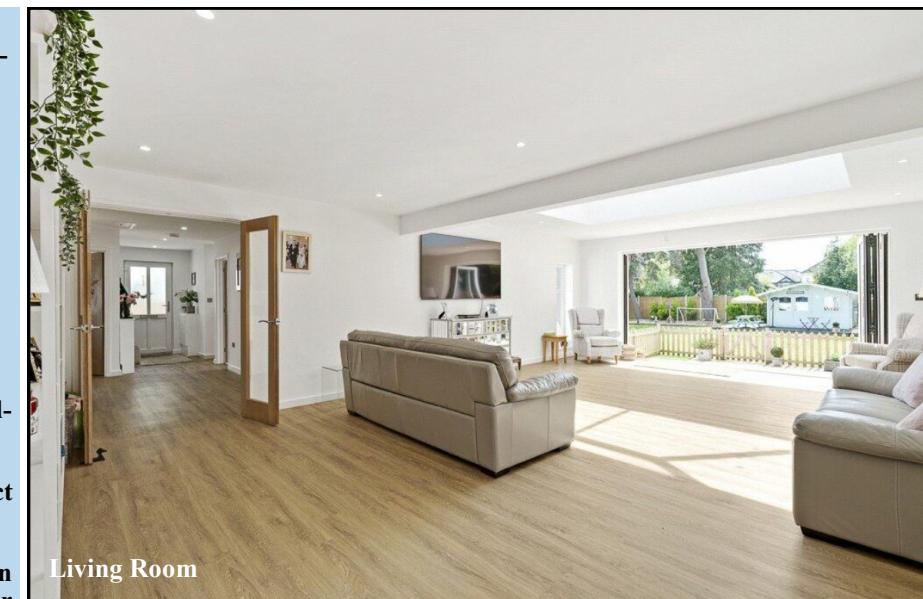
Living Space: Open-plan living area with fitted kitchen comprising a range of floor and wall units. Fitted cooker, two-ring induction hob and cooker hood over. Integrated dishwasher. Ample space for lounge and dining furniture.

Bedroom: Large double bedroom with sliding doors to the rear garden.

En-Suite Shower Room: Corner shower cubicle, vanity wash basin and WC. Chrome heated towel rail.



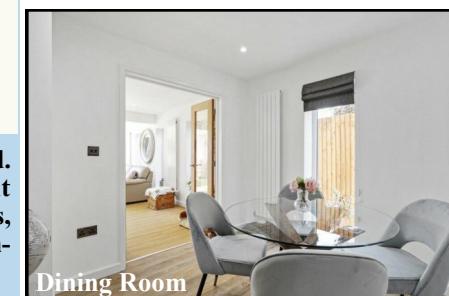
IMPORTANT NOTE: These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase. Ref W05193



Living Room



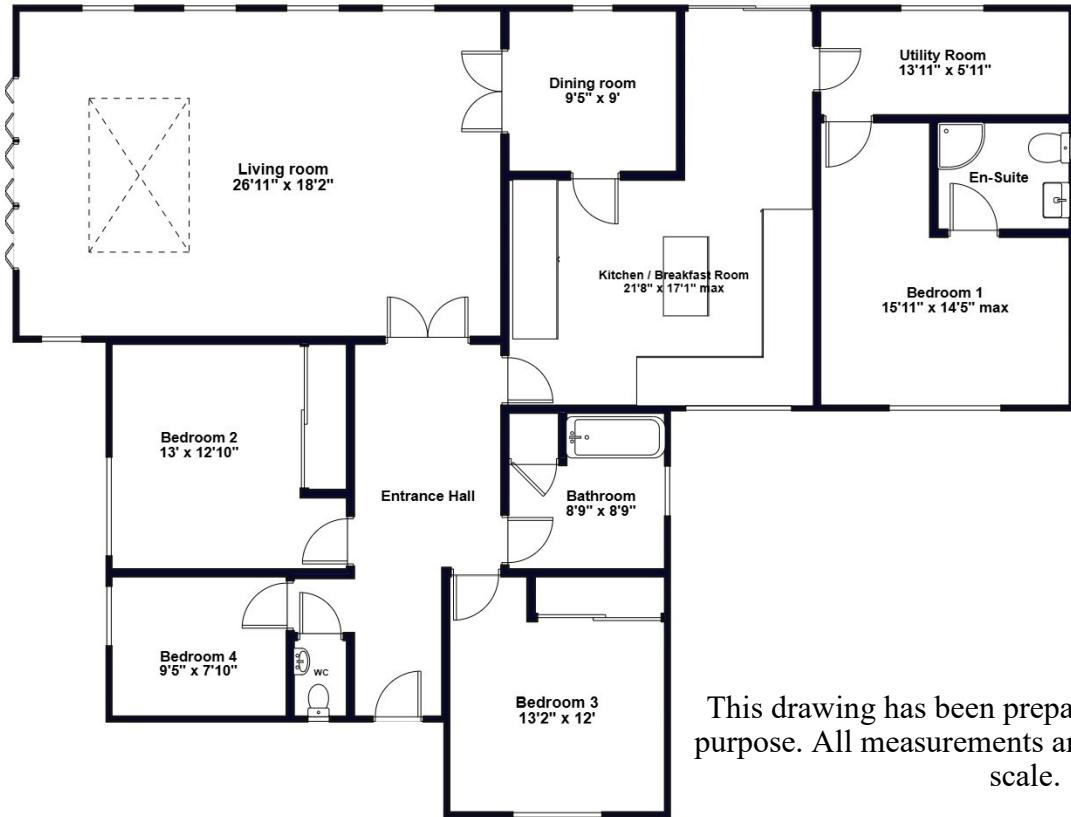
Living Room



Dining Room



Hall



This drawing has been prepared for diagrammatic purpose. All measurements are approximate. Not to scale.





Delightful Landscaped Garden



Spacious Patio Areas



Fantastic Summerhouse/Bar



South Facing Garden