



MK

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ESTATES

44 Wheaton Road, Bournemouth
£345,000

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Bournemouth, Bournemouth

Spacious 3/4 bed detached house near schools, shops, beaches. Modern kitchen, bathrooms, loft, no rear garden, on-road parking. No chain. Ideal home or investment. EPC D, Council Tax C.
Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

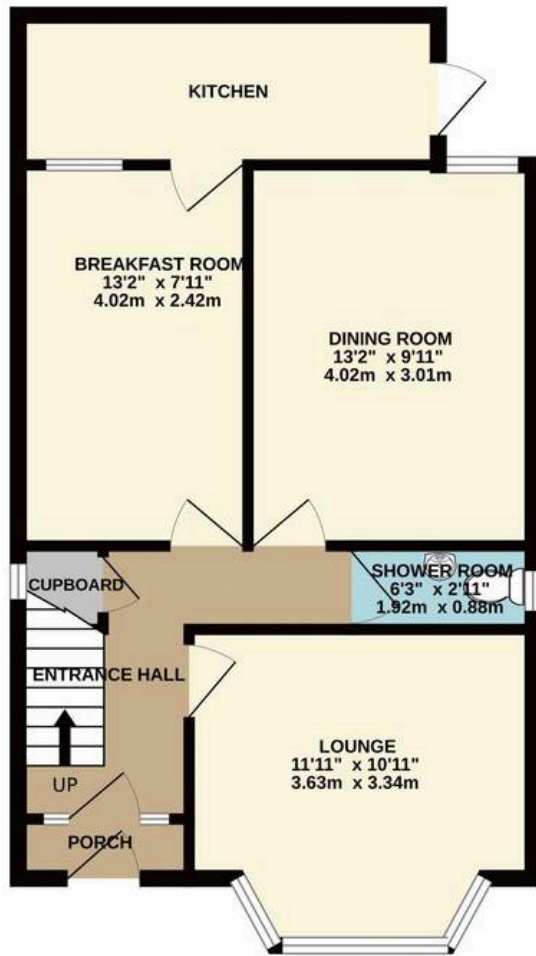
EPC Environmental Impact Rating: E

- Spacious Detached Character House
- Within Walking Distance Of Kings Park, Southbourne Grove & Beach
- Catchment For Several Schools Including St James, Avonwood Primary & Avonbourne Academy
- Three/Four Double Bedrooms
- Three Bathrooms/Shower Rooms & A Separate, Downstairs WC
- Modern Fitted Kitchen & Breakfast Room & Front Lounge
- Substantial Loft Room With Natural Light & Toilet Facilities
- Property Comes With No Rear Garden & Non Restricted On Road Parking
- Easy Reach To Train/Bus Station, JP Morgan & Hospital
- No Forward Chain

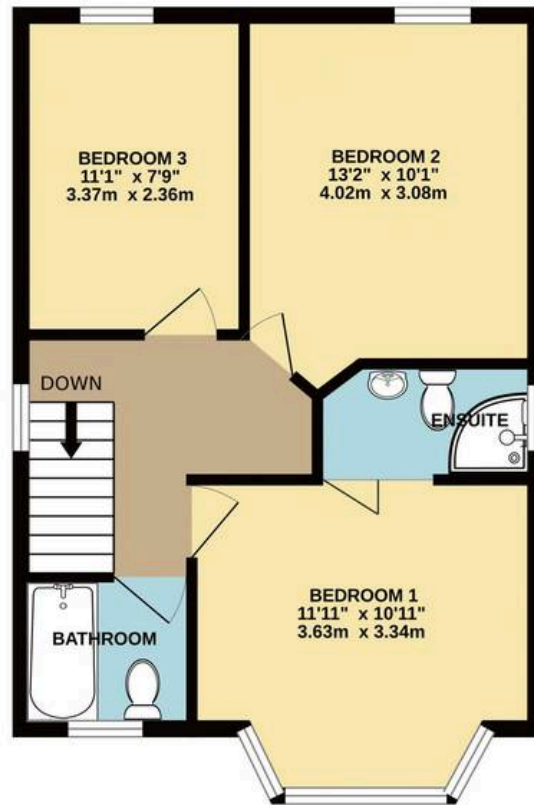




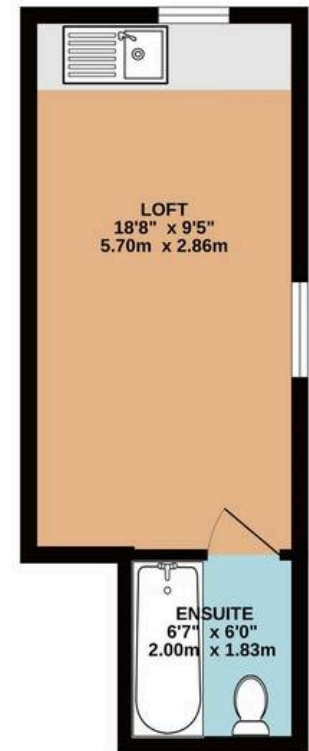
GROUND FLOOR
533 sq.ft. (49.5 sq.m.) approx.



1ST FLOOR
457 sq.ft. (42.5 sq.m.) approx.



2ND FLOOR
215 sq.ft. (20.0 sq.m.) approx.



TOTAL FLOOR AREA : 1206 sq.ft. (112.0 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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