



104 New Road  
West Parley, Ferndown, BH22 8EL

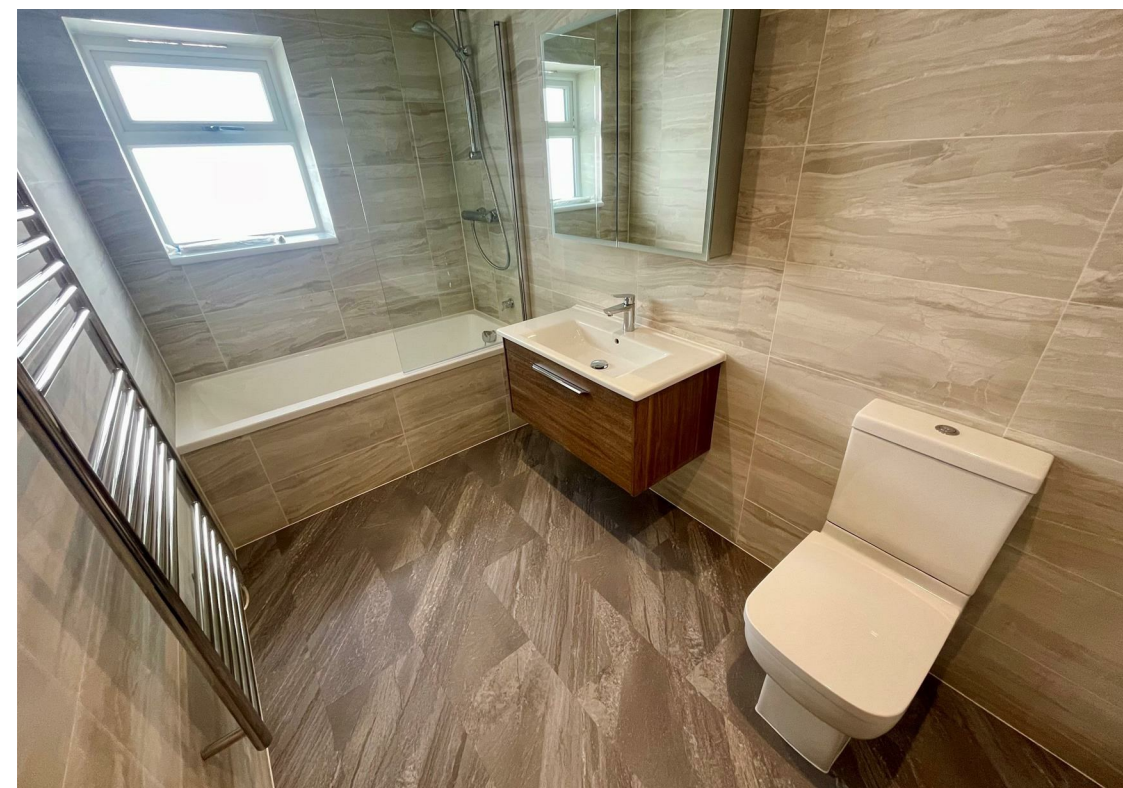
£625,000



## 104 New Road

West Parley, Ferndown, BH22 8EL

Located in the sought-after area of West Parley, Ferndown, this beautifully renovated executive detached home offers luxurious, light-filled accommodation ideal for modern family living and entertaining. The property features five generous double bedrooms and three contemporary bathrooms, including two upstairs bedrooms with private en-suites. At the heart of the home is an impressive open-plan kitchen, living and dining space with a central island, high-spec integrated appliances and bi-fold doors opening onto a private, enclosed garden with patio and lawn. The ground floor also provides two further double bedrooms, a flexible third bedroom or reception room, a stylish family bathroom and a separate utility area. Finished to an exceptional standard throughout, the home combines new-build quality with character, benefits from off-road parking for up to six vehicles, and is perfectly positioned close to riverside walks and local amenities. A superb opportunity in a highly desirable location.





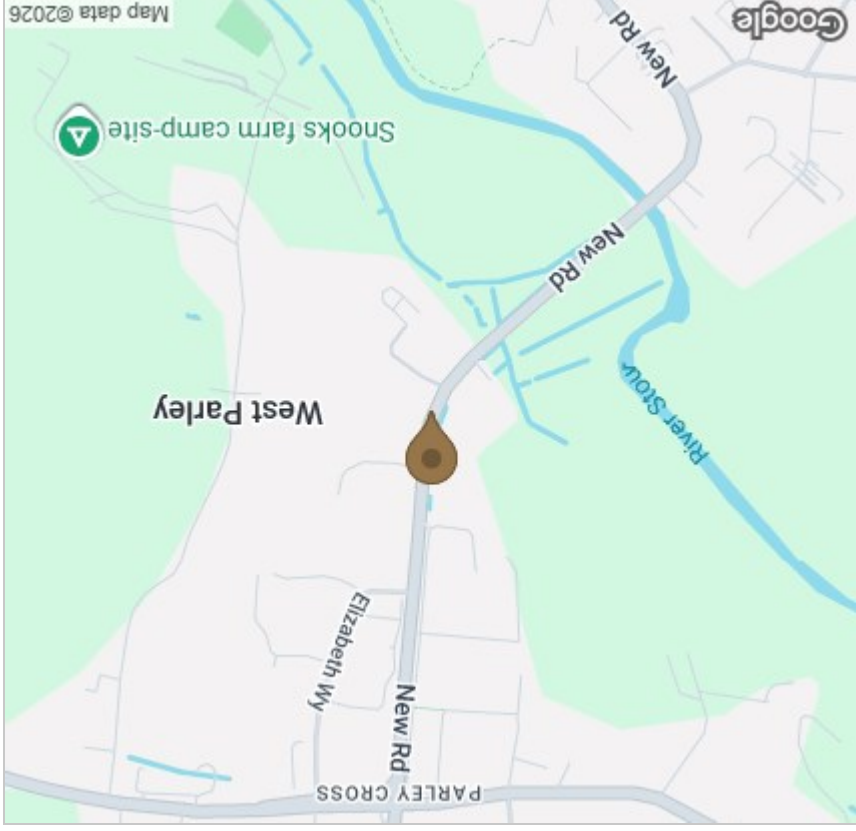
## Viewing

Please contact our StQ Property Group Office on 0120287723 if you wish to arrange a viewing appointment for this property or require further information.

Total area: approx. 224.4 sq. metres (2415 sq. feet)  
 While every attempt has been made to ensure the accuracy of floor plan, measurements and any other data are approximate and no responsibility is taken for any omission or misstatement. This plan is for illustrative purposes only and should be used 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. Plans produced using Planity.



## Area Map



England & Wales		EU Directive 2002/91/EC
Very energy efficient - lower running costs	A (92 plus)	
	B (81-91)	
	C (69-80)	76
	D (55-68)	
	E (39-54)	
	F (21-38)	
Not energy efficient - higher running costs	G (1-20)	81

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