

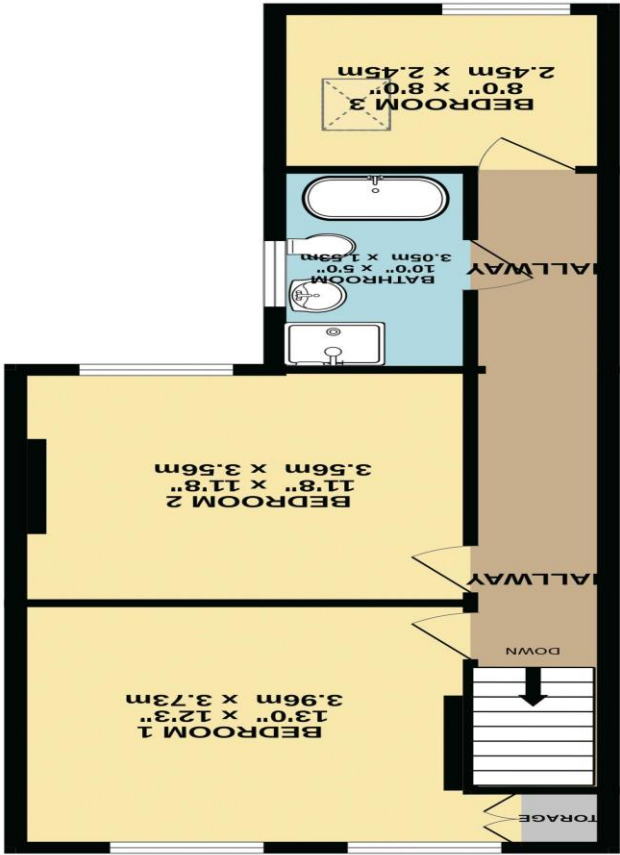


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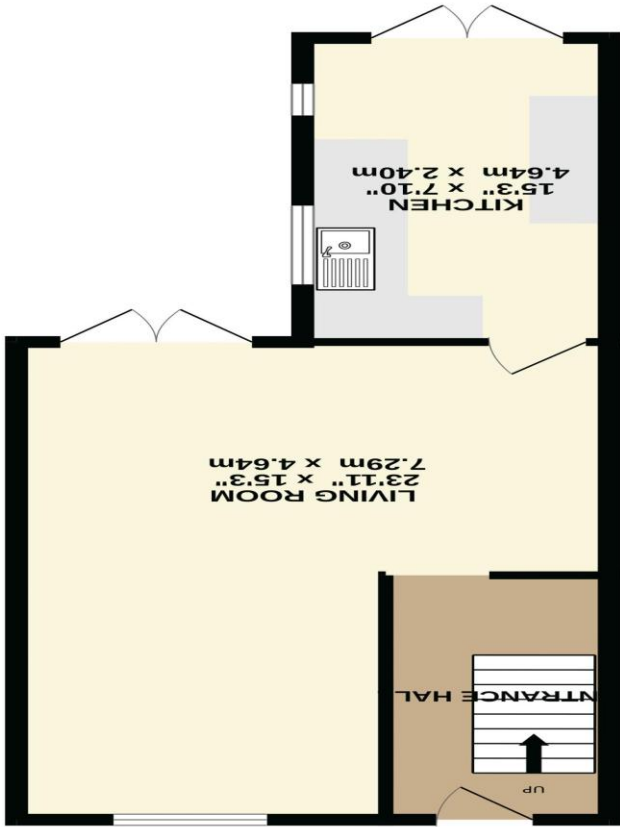
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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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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1ST FLOOR



GROUND FLOOR



Stourfield Road, Bournemouth, Dorset, BH5 2AR
£360,000 – Freehold

Character Three Bedroom House | Hallway | Spacious Open Plan Living / Dining Area | Modern Fitted Kitchen | Four Piece Bathroom Suite | Private Rear Garden | Freehold | Close To Local Shops & Schools | Easy Access To The Beach | Ideal First Time Purchase | Gas Central Heating | Double Glazing | Viewing Essential

A beautifully presented three-bedroom character terraced house, ideally situated in the heart of Southbourne, just moments from the vibrant Southbourne Grove. Here you'll find an excellent selection of independent shops, cafés, restaurants, bars, and a wide range of local amenities. The award-winning Blue Flag sandy beaches are also within easy reach, accessed via the picturesque Fisherman's Walk.

Upon entering the property, you are welcomed by an inviting entrance hall with generous understairs storage, ideal for coats and shoes. Beyond this is the stunning open-plan living and dining room, tastefully decorated and finished with high-quality wood-effect flooring. A charming log burner creates a warm and cosy focal point, making this the perfect space to relax or entertain. To the rear of the property is a modern galley-style kitchen, thoughtfully designed with integrated dishwasher and washing machine, a sink overlooking the side garden, breakfast bar, space for a freestanding cooker, and a fitted extractor hood. Doors lead directly out to the rear garden, providing a seamless connection between indoor and outdoor living. The first floor offers three well-proportioned bedrooms. The spacious principal bedroom measures approximately 12'2" x 11'9" and overlooks the front of the property, while also benefiting from a built-in cupboard. The second bedroom is another generous double, measuring approximately 12'1" x 11'10", and features a built-in wardrobe. The third bedroom is a good-sized single room with both a skylight and window, making it ideal as a child's bedroom, nursery, home office or study. The immaculately presented family bathroom is fitted with a stylish four-piece suite comprising a freestanding bath, separate shower with glass screen, WC, wash hand basin with mixer tap, heated towel rail, and a window providing natural light and ventilation.

Further benefits include gas central heating and double glazing throughout. Outside The rear garden is a delightful mix of lawn and patio, enclosed by timber panel fencing with attractive shrub borders. A rear gate provides convenient access onto Seabourne Road. Overall, the garden offers an excellent space for relaxing, entertaining, or family enjoyment. To the front of the property is a charming enclosed garden bordered by a traditional brick wall.

Council Tax Band: TBC EPC Rating: D

