





Property Description

Offered to the market with tremendous potential, this three-bedroom semi-detached house presents an exciting opportunity for buyers looking to create a home tailored to their own taste and specification. Opportunity to modernise throughout, the property provides generous accommodation, front and rear gardens, and the possibility to create off-road parking, subject to necessary consents.

The ground floor comprises two well-proportioned reception rooms, offering flexible living and dining space, alongside a separate kitchen with direct access to the rear garden. Upstairs, the property benefits from three bedrooms and a family bathroom, while externally there is the added convenience of an external water closet.

The rear garden offers excellent outdoor space with plenty of scope for landscaping and improvement, while the front garden provides potential for conversion into off-road parking, enhancing both practicality and future value.

Situated in the popular BH9 area of Bournemouth, Gresham Road enjoys excellent access to a wide range of local amenities including shops, supermarkets, cafes and leisure facilities. The property is conveniently located for Bournemouth Town Centre, Castlepoint Shopping Centre and Bournemouth Hospital, while regular bus services and nearby road links provide easy connections to Poole, Christchurch and surrounding areas. Bournemouth Railway

Station is also within easy reach, offering direct services to London Waterloo and beyond.

Entrance Hall

Radiator.

Wc

Ground floor, External, rear of property, WC.

Lounge

Front aspect double glazed bay window, radiator below, chimney breast.

Dining Room

Rear aspect double glazing, radiator below, laminate flooring, corner chimney breast.

Kitchen

Rear aspect double glazed windows, wall mounted combination boiler, wall and base kitchen units, vinyl flooring, two storage cupboards, tiled over the work surfaces.

Landing

Side aspect double glazing, radiator, loft access.

Bedroom 1

Rear aspect double glazing, radiator below, built in wardrobes.

Bedroom 2

Front aspect double glazing, radiator below.

Bedroom 3

Rear aspect double glazing, radiator.

Bathroom

Front aspect double glazing, WC, Wash hand basin, tiled around the bath, bath with shower over, radiator, vinyl flooring, built in storage cupboard.

Front Garden

Pavers, brick built front boundary wall.

Rear Garden

Patio and lawn, left hand side access.

Parking

On street parking only.

Agents Notes

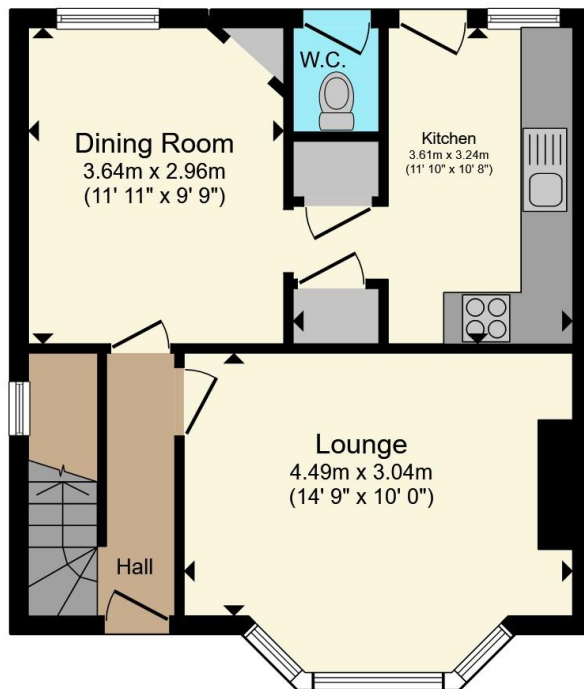
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these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

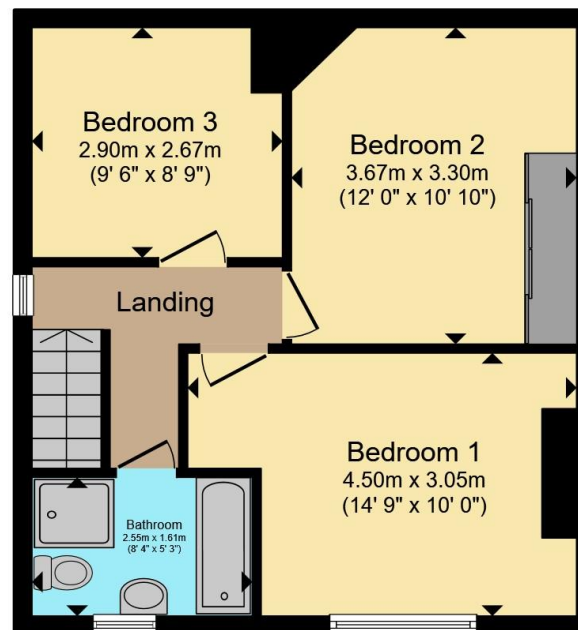








Ground Floor



First Floor

Total floor area 86.2 m² (928 sq.ft.) approx

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.propertybox.io

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689 Wimborne Road
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EPC Rating: D Council Tax
Band: C

Tenure: Freehold

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Property Ref: WIN307959 - 0004