



Bourne Way Gillingham SP8 4PF

Nestled in a popular residential area, this delightful semi-detached bungalow offers a perfect blend of comfort and convenience. The property features a welcoming reception room, two well proportioned bedrooms, and shower room. In need of updating an early viewing is highly recommended.

Asking price £215,000 Freehold





Property

We are pleased to present this two-bedroom semi detached bungalow, an excellent opportunity for those looking to create their ideal home. Offering spacious and versatile accommodation, the property provides scope for modernisation and personalisation throughout.

The accommodation briefly comprises an entrance porch, well-proportioned kitchen fitted with a range of units and work surfaces, and a light and airy living room providing ample space for both relaxing and dining. There are two comfortable bedrooms, along with shower room. To the rear, a conservatory enjoys views over the garden, creating a peaceful spot to unwind.

Externally, the bungalow is set on a pleasant plot with both front and rear gardens. The rear garden offers plenty of potential for landscaping or outdoor entertaining. A driveway provides off-road parking, leading to a single garage which includes a rear access door to the garden.

While requiring some updating, this property represents an excellent opportunity to add value and tailor the space to your own taste. Ideally situated in a sought-after residential area, it benefits from easy access to local shops, amenities, transport links, and pleasant walking routes.

This delightful bungalow would suit a variety of buyers, from those seeking a downsize to anyone wanting a home to make their own in a well-established, convenient location.

Location

Discover Gillingham – A Perfect Blend of Town and Country Living Nestled in the heart of North Dorset's beautiful Blackmore Vale, Gillingham is a charming historic town with deep Saxon roots and royal heritage — once home to King John's hunting lodge. Today, Gillingham is a thriving and welcoming market town that perfectly balances traditional character with modern convenience. Residents enjoy a wide choice of supermarkets, independent shops, and excellent local schooling, with access to respected independent schools nearby. Healthcare services, sports clubs, a library, and a well-equipped leisure centre all add to the quality of life. Superbly connected, Gillingham offers direct rail links to London and Exeter, while the nearby A30 and A303 make travel by road simple and efficient. Set where countryside and community meet, this development enjoys a peaceful yet convenient location — just a short walk from local amenities and everything this vibrant town has to offer.

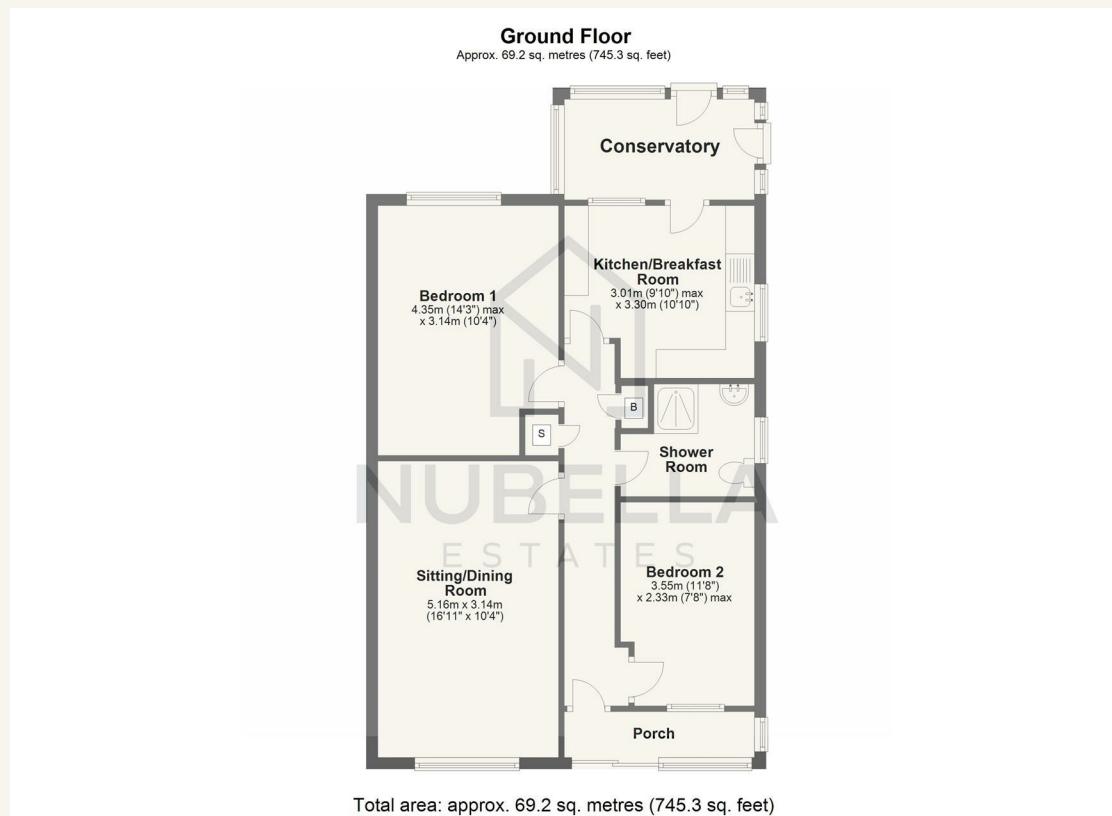
Additional Information

Services: Mains water, gas, electricity, and drainage. Local Authority: Dorset Council
Council Tax Band: C Energy Performance Certificate (EPC): Rating C – Please Note: All services, systems, and appliances listed in these particulars have not been tested, and therefore we cannot guarantee they are in working order.



| Energy Efficiency Rating | | | Environmental Impact (CO ₂) Rating | | |
|---|---------|-----------|---|---------|-----------|
| | Current | Potential | | Current | Potential |
| Very energy efficient - lower running costs | | | Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | | | (92 plus) A | | |
| (81-91) B | | | (81-91) B | | |
| (69-80) C | | | (69-80) C | | |
| (55-68) D | | | (55-68) D | | |
| (39-54) E | | | (39-54) E | | |
| (21-38) F | | | (21-38) F | | |
| (1-20) G | | | (1-20) G | | |
| Not energy efficient - higher running costs | | | Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | | | England & Wales | | |
| EU Directive 2002/91/EC | | | EU Directive 2002/91/EC | | |

Local Authority Dorset
Council Tax Band C C
EPC Rating C



Gillingham Office

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.