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Draft Particulars



Well Presented 2-Bedroom Semi-Detached Bungalow Close to Forest Walks Tenure: Freehold

42 Uplands Road, West Moors,
Ferndown, Dorset. BH22 0BT

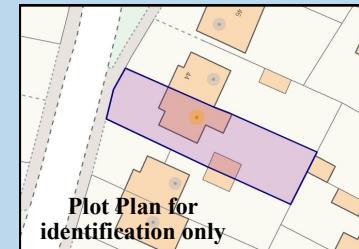
Price £375,000

- Entrance Hall
- Large Living Space
- Fitted Kitchen
- 2-Bedrooms
- Shower Room
- Large, Sunny Rear Garden
- Long Driveway & Garage
- Popular Area close to Forest Walks
- Gas Central Heating (New Boiler Fitted 2025)
- PVCu Double Glazing

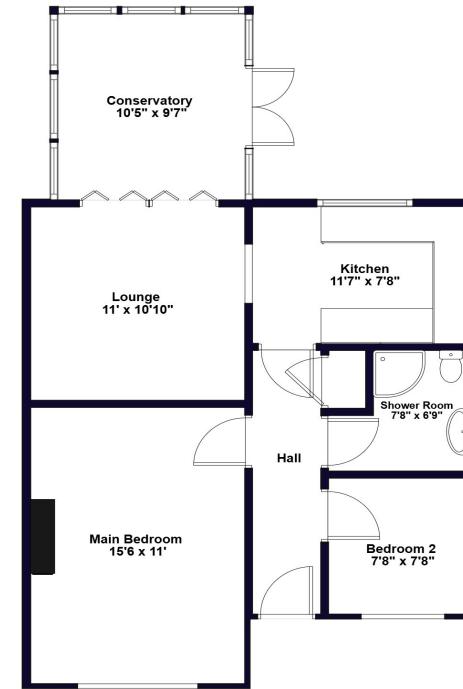
Well-presented two-bedroom semi-detached bungalow occupying a fantastic position just a short walk from protected forest walks and the popular Castleman Trailway. The property offers well-planned accommodation, highlighted by a bright and airy living space which opens onto a large, sunny rear garden. Excellent road links provide easy access to the coastal resorts of Bournemouth and Poole, as well as the stunning scenery of the New Forest. Viewing recommended!

Accommodation and approximate room sizes:

- **Entrance Hall:** Storage Cupboard
- **Lounge:** LED Spotlights. Wide folding doors leading to:
- **Conservatory:** Vaulted ceiling. Double Doors leading to large, sunny rear Garden. Ideal space for Dining Suite.
- **Kitchen:** Good range of floor and wall cupboards. Space for tall fridge/freezer, washing machine & slim-line dishwasher. Electric Oven and Hob with cooker hood over. Wall mounted Gas Combination Boiler (system untested). LED spotlights.
- **Bedroom 1:** Large Double-Bedroom. Window to front elevation.
- **Bedroom 2:** Window to front elevation.
- **Shower Room:** Large corner Shower cubicle. Vanity wash basin & WC. Chrome heated towel rail.
- **Rear Garden:** Delightful, sun-filled rear garden mainly laid to a large area of lawn, with a spacious patio area at the rear of the property. Greenhouse and wide double side-gate.
- **Attached Garage:** Up & over door. Light and power.
- **Front garden:** laid to lawn with a long driveway providing ample off road parking.
- **Gas Central Heating (New Boiler Fitted 2025)**
- **PVCu Double-Glazing, Soffits & Fascias**
- **Council Tax Band: 'C'**
- **Energy Rating: 'TBC'**



IMPORTANT NOTE: These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase. Ref W05188



This drawing has been prepared for diagrammatic purpose only. Not to scale.



Sunny Rear Garden



High Degree of Privacy



Large Living Space



Lounge



Spacious Kitchen