



26 Granville Road  
, Bournemouth, BH5 2AQ

Offers in excess of £600,000



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St Quintin Property Group are pleased to present this beautifully refurbished four/five-bedroom detached family home, occupying a generous corner plot just moments from Southbourne Grove and within easy walking distance of the award-winning Southbourne beach. Offering a versatile layout including a spacious loft room, the property features two reception rooms, a stylish kitchen/breakfast room with granite worktops and integrated appliances, utility room, ground-floor cloakroom, modern family bathroom and en-suite to the principal bedroom. Outside are front and rear gardens with patio, garage, driveway parking and EV charging point. Finished with low-maintenance modern upgrades including UPVC double glazing, gas central heating and cavity wall insulation, this light-filled home is ideal for families seeking space, comfort and an enviable coastal lifestyle. Early viewing is highly recommended

Room Measurements:

Lounge: 12'4" x 13'10" (3.76m x 4.22m) – Bright front-facing room with bay window and feature fireplace.

Dining Room: 14'1" x 11'2" (4.29m x 3.40m) – Rear bay window with French doors to garden.

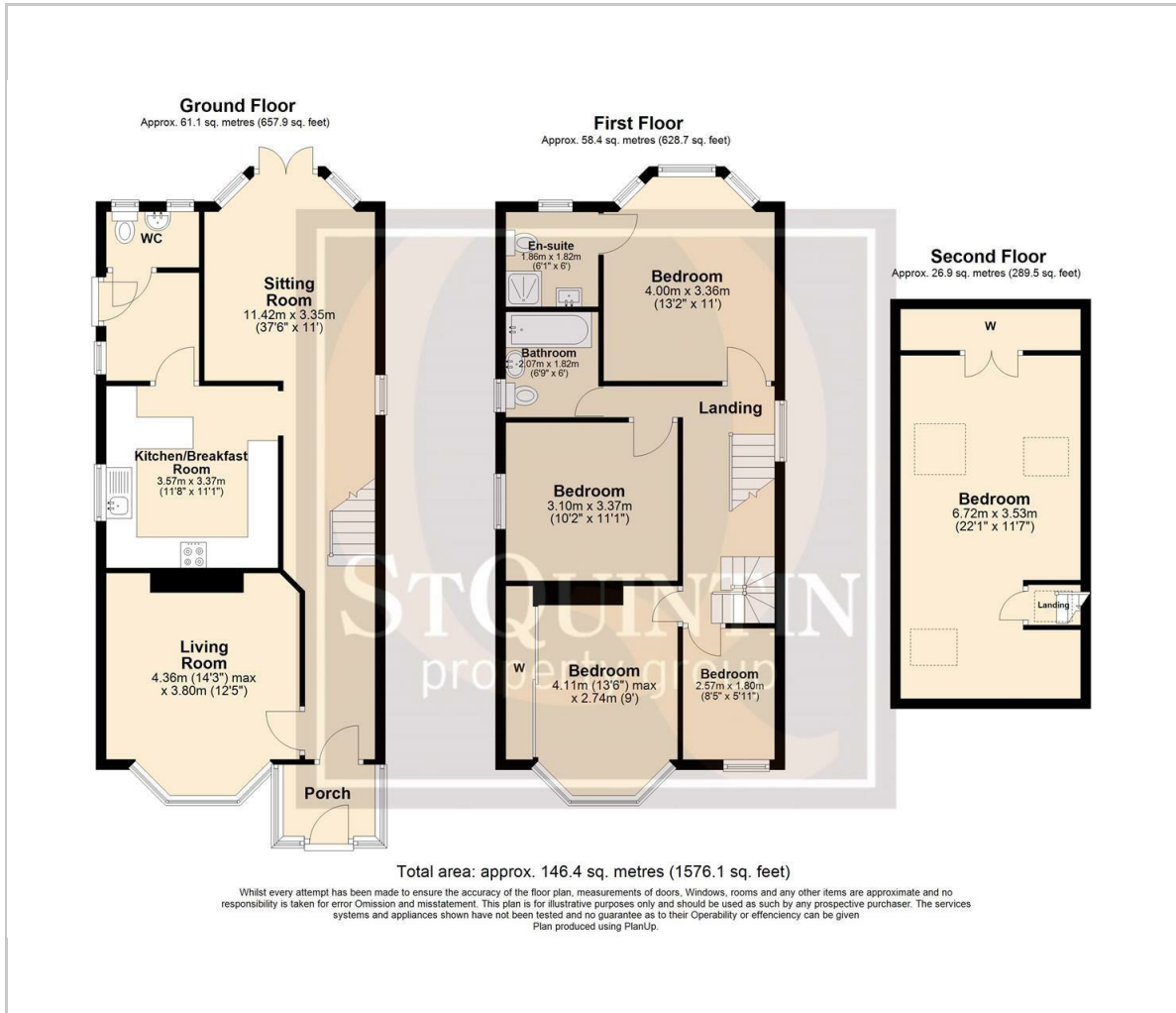
Kitchen/Breakfast Room: 10'1" x 11'4" (3.07m x 3.45m) – Granite worktops, breakfast bar, integrated double oven, induction hob, and fridge/freezer.

Utility Room & Cloakroom: 6'11" x 5'11" (2.11m x 1.80m) – Space for appliances, separate WC.





## Floor Plan

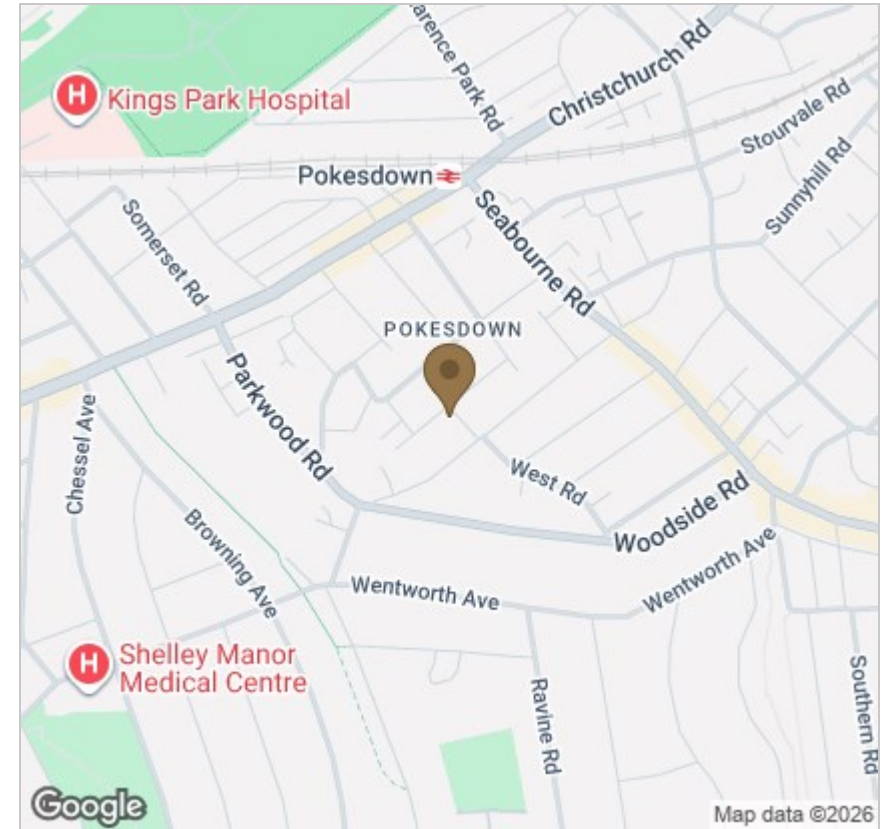


## Viewing

Please contact our StQ Property Group Office on 01202877123 if you wish to arrange a viewing appointment for this property or require further information.

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## Area Map



## Energy Efficiency Graph

