

PS

3 Kimberley Road, Lower Parkstone, Poole BH14 8SQ

£2,100 pcm

PS



3 Kimberley Road

Lower Parkstone

Set within a popular Lower Parkstone location, this **FURNISHED FOUR BEDROOM** chalet bungalow offers generous and adaptable accommodation arranged across two floors. A bright living and dining room opens onto a raised patio overlooking the substantial rear garden, with distant views towards Poole Harbour adding interest to the outlook. Four double bedrooms provide excellent flexibility for family living, complemented by a separate study or snug and ample driveway parking. The property is also within catchment for well regarded local first and middle schools.

- Four-bedroom furnished chalet bungalow in sought-after Lower Parkstone
- Spacious and bright living/dining room with access to the rear garden
- Separate fitted kitchen with adjoining utility room and additional storage
- Flexible study/snug ideal for home working or additional reception space
- Two ground-floor bedrooms plus two further first-floor double bedrooms
- Rear garden with raised patio and distant views towards Poole Harbour
- Available from early September | Furnished | No pets
- Council Tax Band: F - £3,466.65



ABOUT THE PROPERTY

The ground floor is arranged around a spacious and light filled living room, with proportions allowing clearly defined sitting and dining areas. Direct access onto the raised rear patio creates a natural connection with the garden and brings the distant outlook towards Poole Harbour into the principal living space.

The separate fitted kitchen leads through to a practical utility room, providing additional storage and useful separation from the main reception areas. A further study or snug creates a quieter room for home working, reading or secondary living space.

Two double bedrooms are positioned on the ground floor alongside the family bathroom and a useful airing cupboard. Upstairs, two further well proportioned double bedrooms create a degree of separation from the ground floor accommodation and are served by a separate WC.

The flexible arrangement makes the property particularly suited to those looking for generous bedroom accommodation alongside distinct living and working spaces.

OUTSIDE

The raised patio extends from the living room and overlooks the large rear garden, providing space for outdoor seating and dining. The elevated position also allows distant views towards Poole Harbour. To the front, the driveway provides ample off road parking. **Please note, the garage is excluded from the tenancy.**

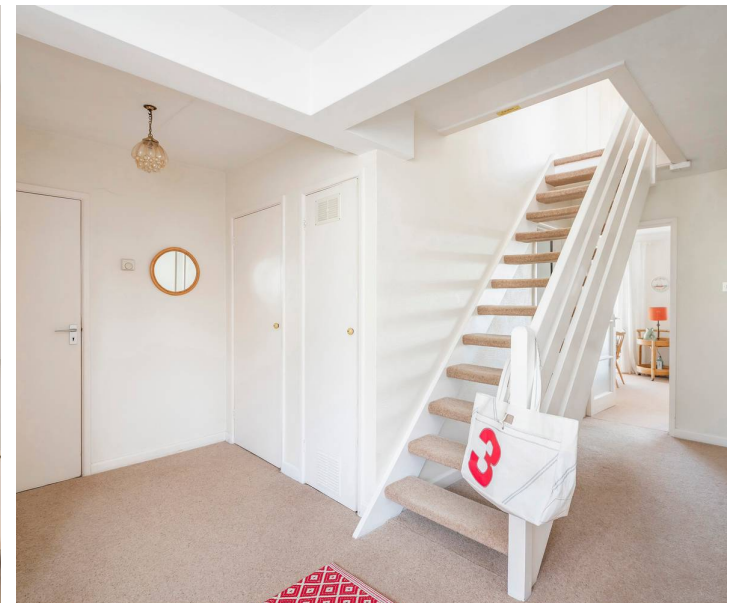
LOCATION

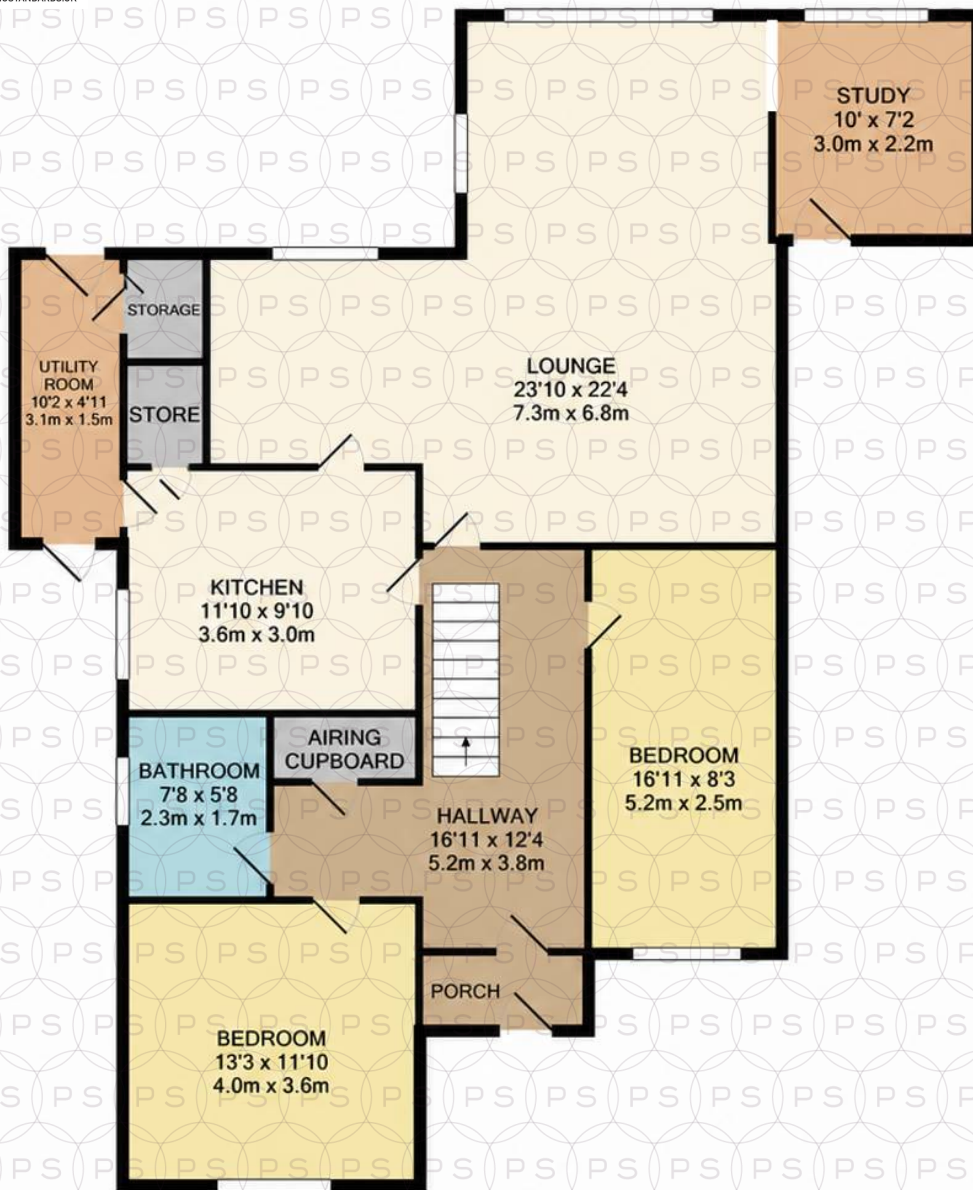
Kimberley Road is situated in Lower Parkstone, within catchment for well regarded local first and middle schools and conveniently positioned for the wider amenities of the surrounding area.

Furnishing: Furnished

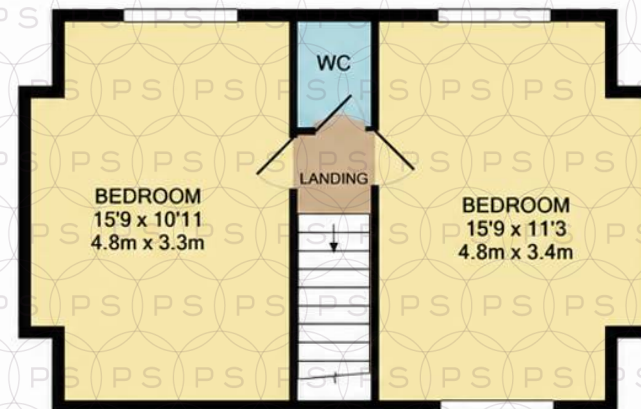
Garage: Excluded from the tenancy

Smoking: Regrettably, no smokers





GROUND FLOOR
APPROX. FLOOR
AREA 1167 SQ.FT.
(108.4 SQ.M.)



1ST FLOOR
APPROX. FLOOR
AREA 380 SQ.FT.
(35.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 1546 SQ.FT. (143.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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