



Connells

Fitzmaurice Road
Christchurch



Property Description

Connells Southbourne are pleased to offer this recently refurbished two double bedroom detached bungalow, ideally situated within the sought after Twynham School catchment and less than a mile from Christchurch town centre and railway station.

The property offers spacious and versatile accommodation, complemented by a modern kitchen and bathroom, making it ready to move straight into. Externally, the home benefits from a low maintenance enclosed rear garden, perfect for relaxing or entertaining, along with a generous driveway providing off road parking.

Offered with vacant possession and no forward chain, this is an excellent opportunity for those seeking a convenient and well located home.

Please note that the property is currently occupied and contains a substantial amount of furniture. Additional photographs are available showing the property's layout and space more clearly.

Christchurch is known for its historic charm and beautiful natural surroundings. The area offers a blend of independent shops, and a range of cafés and restaurants, alongside excellent transport links including a mainline railway station.

Positioned between the New Forest and the stunning Dorset coastline, Christchurch benefits from picturesque riverside walks and award winning beaches nearby.

Approach

The front is predominantly laid to shingle, providing off road parking. . A gated side access leads through to the rear garden. A pathway leads directly to the front entrance and opens into the;

Entrance Hall

Double glazed composite front door. Laminate wood effect flooring. Radiator. Doors to all rooms.

Sitting Room

Double glazed front aspect window. Window to side. TV point. Radiator.

Kitchen / Breakfast Room

Double glazed rear aspect window. Door to rear garden. Fitted with a range of matching wall and base units with contrasting wood block effect worktops over. Single drainer sink unit. Electric hob with electric oven underneath and stainless steel extractor hood over. Space for fridge freezer. Space for washing machine and dishwasher. Wall hung gas central heating boiler. Breakfast bar. Wood effect flooring.

Bedroom One

Double glazed dual aspect windows. TV & telephone point. Radiator.

Bedroom Two

Double glazed rear aspect window. Radiator.

Bathroom

Double glazed rear aspect window. Corner shower enclosure. Wash hand basin with vanity unit. Low level WC. Fully tiled.

Rear Garden

A low maintenance, private rear garden offering a pleasant outdoor retreat. The space is predominantly laid to patio, providing ample room for outdoor seating and dining. There is mature planting to the rear, including a well established ornamental tree and surrounding greenery. Raised beds and planters line the boundaries, ideal for those with an interest in gardening or growing herbs and vegetables.

Agents Notes;

Council Tax Band - BCP Band D

EPC Rating E









Ground Floor

Total floor area 63.9 m² (688 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

Connells

To view this property please contact Connells on

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73 Southbourne Grove
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EPC Rating: E Council Tax
 Band: D

Tenure: Freehold

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