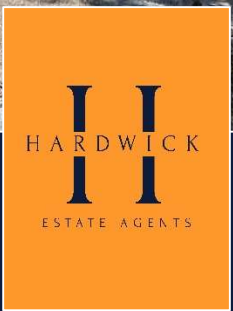




80 Palmer Road  
Oakdale, Poole, BH15 3AS



A spacious, extended 3 bedroom detached bungalow with a generous, secluded garden situated in a desirable location.

- Entrance hall
- Sitting/dining room
- Kitchen
- 3 bedrooms
- Bathroom
- Driveway parking
- Generous, secluded garden
- Quiet residential location
- Close to local schooling
- Gas central heating
- 1 mile to Poole train station
- No Chain

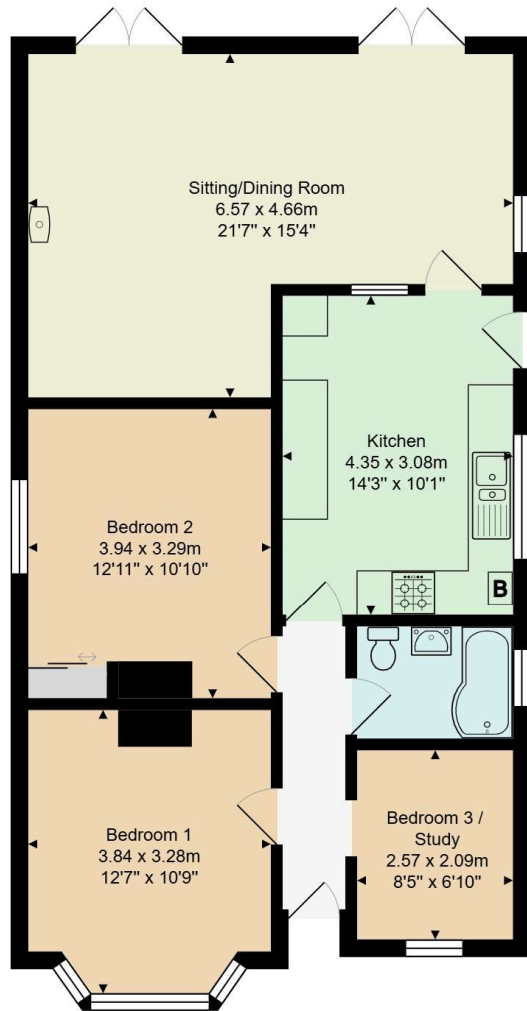
**ASKING PRICE:**

£372,000 (freehold)

**EPC RATING:**

Band - D





Total Area: approx 80.3 m<sup>2</sup> ... 865 ft<sup>2</sup>

All measurements are approximate and for display purposes only.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	60 D	
39-54	E		
21-38	F		
1-20	G		

A spacious and extended detached bungalow, occupying a quiet residential position within the popular area of Oakdale. This well-presented home offers generous and versatile accommodation throughout, together with a secluded rear garden and excellent off-road parking.

### Accommodation

The property is accessed via an entrance hall. The kitchen is generously proportioned and fitted with a comprehensive range of base and eye-level units, complemented by ample work surfaces. A side door and window provide natural light and convenient external access. A range of kitchen appliances are available, subject to negotiation.

Positioned across the rear of the property is an impressive L-shaped sitting/dining room, creating a superb living and entertaining space. French doors open directly onto the rear garden, allowing for a seamless indoor-outdoor flow, while a feature wood burner provides a cosy focal point.

The bungalow benefits from three bedrooms, all offering comfortable accommodation.

The family bathroom is modern in design and fitted with a white suite comprising a panelled bath with shower over, WC, and wash hand basin.

### Outside

To the front, the property offers driveway parking for a number of vehicles. Double gates to the side lead through to a further driveway area, providing additional storage or space for a small trailer, motorbike or similar.

The rear garden is a particular feature of the property, enjoying a high degree of privacy and seclusion. A patio area adjoins the rear of the bungalow, ideal for outdoor dining, while the remainder is predominantly laid to lawn. The garden is enclosed by timber panel fencing with planted borders, creating an attractive and secure environment.

### Location

Oakdale is a well-established and highly convenient residential area of Poole, favoured for its accessibility and community feel.

Nearby, residents benefit from a selection of shops, supermarkets, and everyday services, while Poole Town Centre and the historic Quay are within easy reach, offering a wider range of retail, dining, and leisure facilities.

For outdoor enthusiasts, Poole Park, Upton Country Park, and the stunning Dorset coastline are all easily accessible, offering a range of recreational opportunities.

### ADDITIONAL INFORMATION

Council tax – D



Hardwick Estate Agents would like to point out that all measurements and indications of plot size set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.

For more information or to arrange a viewing please contact us;

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