



Bovington Close, Canford Heath, Poole, Dorset, BH17 8AZ

Offers in excess of £250,000

CANFORD HEATH, Take a look at this two bedroom mid terraced house for sale in Bovington Close, Canford Heath. This property has two bedrooms with the main bedroom having built in wardrobes. There is an open plan lounge kitchen with light wood coloured units. Bathroom with white suite and partly tiled walls. Neutral decor throughout. Double glazed back door leading to the enclosed rear garden with shingle and lawn area. Front garden with lawn and rockery area. There is a single garage with up and over door, located in the nearby block. Council Tax band is B. This property would make an ideal FIRST TIME BUY. Offered VACANT and with NO FORWARD CHAIN.



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FRONT GARDEN

The front garden has a lawn area and rockery. Concrete path leading to the front door.

ENTRANCE PORCH

4'7" x 33'9" (1.40 x 10.3)

Double glazed front door leading into this porch area. Coir matting to the floor area. Light fitting. Upvc double glazed window to side aspect. Built in cupboard for storage, housing the electric meter. White painted inner wooden door leading into the open plan kitchen lounge.

OPEN PLAN LOUNGE KITCHEN

lounge: 12'5" x 12'2" and kitchen area: 12'4" x 8' (lounge: 3.79 x 3.73 and kitchen area: 3.77 x 2.56)

Opening into this open plan lounge kitchen with white emulsion painted ceiling and cream painted walls. Fitted carpet to the lounge area and tile patterned lino flooring to the kitchen area. Ceiling lighting. Radiator in the lounge. TV socket, light switches and plug sockets. Upvc double glazed window to the lounge area overlooking front aspect. Curtain pole above. Stairs to first floor and landing area.

Kitchen: A range of light wood coloured wall, base and drawer units with metal pencil style handles. Laminate worktops. Electric ceramic hob with controls. Electric oven with pull down door and handle. Extractor fan above hob. Space for fridge freezer. Space and plumbing for washing machine (these items can be included in sale). Tiled around the worktops with white tiles and decorative border tiles. Metal sink with drainer and metal fittings. Breakfast bar. Upvc double glazed window overlooking rear garden with wooden slatted window blind.

REAR GARDEN

35'9" x 13'0" (10.9 x 3.98)

Leading from the kitchen into the rear garden which has shingle area, lawn and a small garden shed. There is a wooden gate at the end of the garden. Wooden fencing to the boundaries.

STAIRS AND LANDING

66'11" x 2'8" x 10'9" (20.4 x 0.83 x 3.28)

Leading from the lounge with open carpeted stairs to the first floor and landing area. Ceiling lighting. Built in cupboard with white door and shelving inside. Light switch. Doors to all first floor rooms. Ceiling loft hatch.

BATHROOM

8'0" x 5'11" (2.45 x 1.82)

White painted wooden door leading to the bathroom. White ceiling, part tiled and part emulsion painted walls with patterned lino flooring. Ceiling lighting with glass ball shade. Frosted Upvc double glazed window with a fitted wooden slatted blind. White sink with pedestal and basin with metal fittings. White wc with seat and lid and cistern flush. White bath with metal fittings and plastic side bath panel. Shower over the bath. Glass shower screen and shower curtain on pole. Wall mounted towel rail and toilet roll holder. Radiator.

BEDROOM ONE (PRINCIPLE)

12'0" x 10'3" (3.67 x 3.13)

White painted wooden door leading into the main bedroom with front facing aspect. White ceiling, cream emulsion painted walls and fitted carpet. Light switch, plug sockets. Ceiling lighting. Upvc double glazed window overlooking the front aspect. Recess area of the room has a built in wardrobe with two sliding doors on track with shelf and rail inside. Radiator.

BEDROOM TWO

10'11" x 6'0" (3.34 x 1.84)

White painted wooden door leading into this bedroom with rear facing aspect. White ceiling, emulsion painted walls and fitted carpet. Ceiling lighting. Light switch and plug sockets. Upvc double glazed window with curtain pole above overlooking rear garden. Radiator.

GARAGE

There is a single garage with up and over garage door, conveyed with the property, located in the nearby block.

TENURE

The property is FREEHOLD and is offered with NO FORWARD CHAIN.



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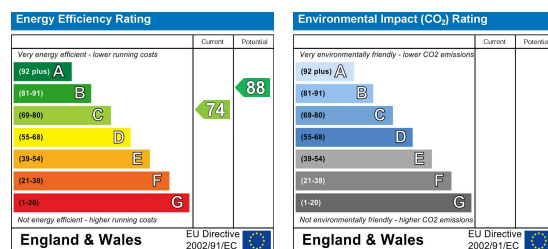
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Viewings

Strictly by appointment through this office: Thacker & Revitt 478 Ashley Road, Poole, Dorset. BH14 0AD