



Headswell Avenue, Bournemouth, Dorset

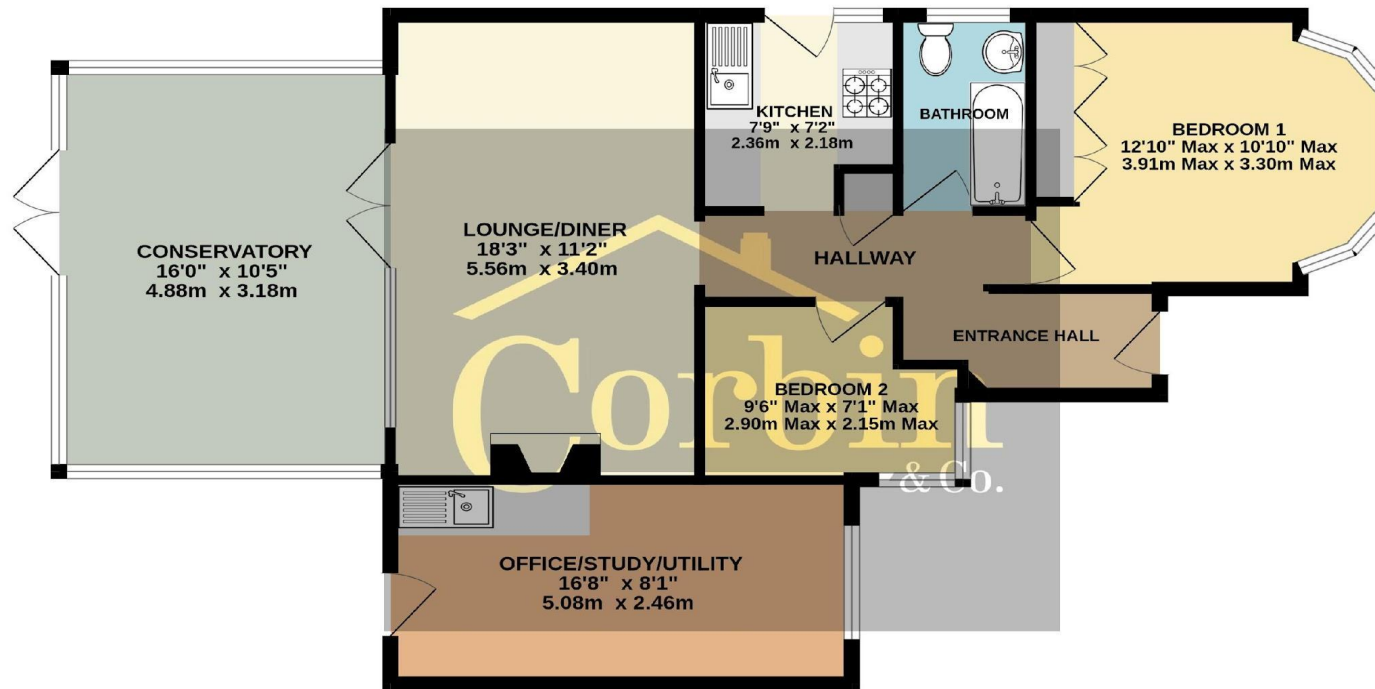
Headswell Avenue, Bournemouth, Dorset

Asking Price: £385,000

Corbin & Co are delighted to offer for sale this well-presented two double bedroom detached bungalow with large garden, off road parking and superb home office/study/utility room, situated in a popular residential location in Ensbury Park, BH10 walking distance to Hill View School , close to Redhill Park, and is positioned within easy reach of Bournemouth Town Centre, local amenities, transport links, and a good school catchment area. The property benefits from a spacious full width lounge/diner, modern kitchen, office/utility/play room, contemporary bathroom, conservatory, along with a secluded westerly facing rear garden. Approaching the property from the road, the boundary is bound by a rendered wall with close panel fencing behind. The remainder is mainly laid to lawn with select shrubs and a tarmac driveway provides sought after off road parking for a number of vehicles. There is also gated access through to the rear garden. As you enter the property you arrive into the welcoming entrance hallway with a useful space for shoes and coats. This then leads through to all of the accommodation. An opening leads through to the modern fitted kitchen, which has been finished with a range of high gloss base and eye-level kitchen units with low profile work surfaces over. There is space and plumbing for washing machine & tumble dryer, integrated cooker with four ring gas hob over. A uPVC double glazed window looks out to the side aspect while a door leads out from the kitchen to the side pathway, which is gated and can lead to the front or back garden. To the rear of the property is a full width lounge/diner which is light and airy, providing a great space for entertaining & socializing. There is ample space for a range of living and dining furniture. uPVC double glazed doors then lead into a conservatory which provides another reception area enjoying a pleasant outlook over the rear garden with double doors leading out onto a large patio area. The main bedroom is a generous size double room with a large uPVC double glazed bay window to the front aspect. There is a range of fitted wardrobes providing ample storage. The second bedroom is also a nice size and can make for a small double room, enjoying a dual aspect with uPVC double glazed windows to the front and side aspect. These are serviced by a contemporary bathroom is finished with a suite comprising a WC, a wash hand basin with vanity storage below, along with a bath, with a shower over. One of the features of this home is the study/office/utility room situated at the side of the property. This versatile space can be tailored to individual needs, accessible from the rear garden via a uPVC double glazed door with window to the side there is a stainless steel single bowl sink unit with mixer taps over. The generous sized rear garden enjoys a sunny westerly aspect and provides the perfect space to enjoy the outdoors or for al-fresco dining and outdoor entertaining. There is a large area of shingle with a feature raised pond, with wooden pergola over. The remainder is laid to artificial lawn, flower bed borders, and a hard standing area to the rear, ideal for adding a summer house or additional outdoor storage. To book an appointment to view please call us on 01202 519761.

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GROUND FLOOR
884 sq.ft. (82.2 sq.m.) approx.



TOTAL FLOOR AREA : 884 sq.ft. (82.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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VIEWING ARRANGEMENTS

By Appointment With: Corbin & Co - Tel: 01202 519761

OPENING HOURS:

Mon - Thur 9- 6 Friday 9 - 5 Sat 9 - 4

DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.





