



Gladdis Road, Bournemouth, Dorset

2 1 1

Asking Price £280,000





Corbin & Co are delighted to offer for sale this charming two bedroom semi-detached home with spacious frontage in Bournemouth. Situated on a generous plot in a sought-after residential area, Gladdis Road is a well-maintained semi-detached house that offers comfortable living spaces with great potential.

This charming property is perfect for those seeking a home to make their own, with the added benefit of no forward chain. As you approach, you'll be greeted by a large frontage that enhances the property's curb appeal.

Step through the entrance porch into the welcoming hallway, which leads you to the bright and airy lounge/diner. This spacious room features a beautiful dual-aspect view, with windows to both the front and rear, as well as a cozy feature fireplace, making it the perfect space for both relaxation and entertaining.

The well-proportioned kitchen overlooks the rear garden and provides convenient access to the covered walkway. This practical addition connects the front and rear of the property and offers access to a useful workshop and storage cupboard, ideal for DIY enthusiasts or additional storage needs.

Upstairs, the property boasts two generous double bedrooms. Bedroom one overlooks the tranquil rear garden, offering a peaceful retreat, while bedroom two enjoys a pleasant view of the front aspect. The first floor is completed by a family bathroom and a separate WC.

The rear garden is designed for low-maintenance living, featuring a small lawn area, a patio perfect for outdoor dining, and additional storage space beside the workshop.

This property offers an excellent opportunity to acquire a home with plenty of potential in a desirable location. With no forward chain, To book an appointment to view please call us on 01202 519761.





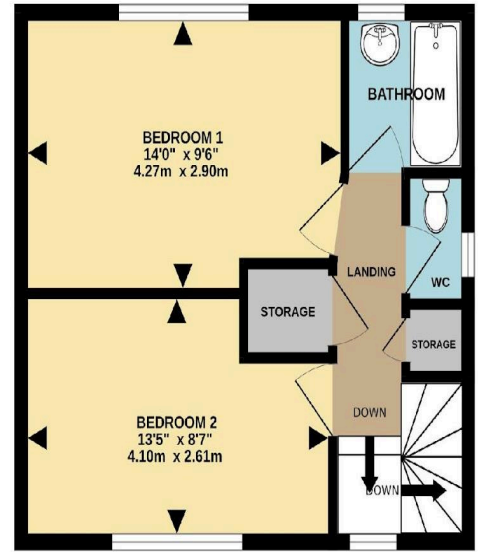




GROUND FLOOR  
475 sq.ft. (44.1 sq.m.) approx.



1ST FLOOR  
353 sq.ft. (32.8 sq.m.) approx.



TOTAL FLOOR AREA : 827 sq.ft. (76.8 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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## Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



## 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.

### OPENING HOURS

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

 01202 519761

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