



**Morden Avenue**  
Ferndown BH22 8HT  
**GUIDE PRICE £360,000**

**Winkworth**





**GUIDE PRICE £360,000**  
**FREEHOLD**

**This light and spacious three double bedroom end of terrace house is in immaculate condition throughout and benefits from a garden home office/gym with separate store as well as a garage in a near by block.**

**The property also offers extension potential due to the layout and size of plot.**

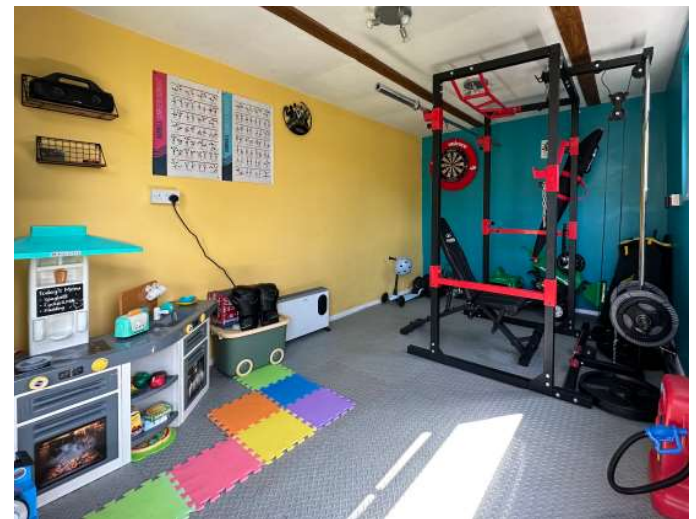
**A lovely home perfect for first time buyers, those downsizing or looking for an excellent buy to let.**

Three Double Bedrooms  
End Of Terrace Freehold House  
Secluded Garden  
Garage In Nearby Block  
Walking Distance Of Ferndown Common  
Immaculate Throughout  
Sought After Location  
Extension Potential (STPP)  
Garden Home Office/Gym With Separate Store  
Close To Amenities & Transport Links

EPC C | Council Tax Band C

**01202 434365**  
**ferndown@winkworth.co.uk**

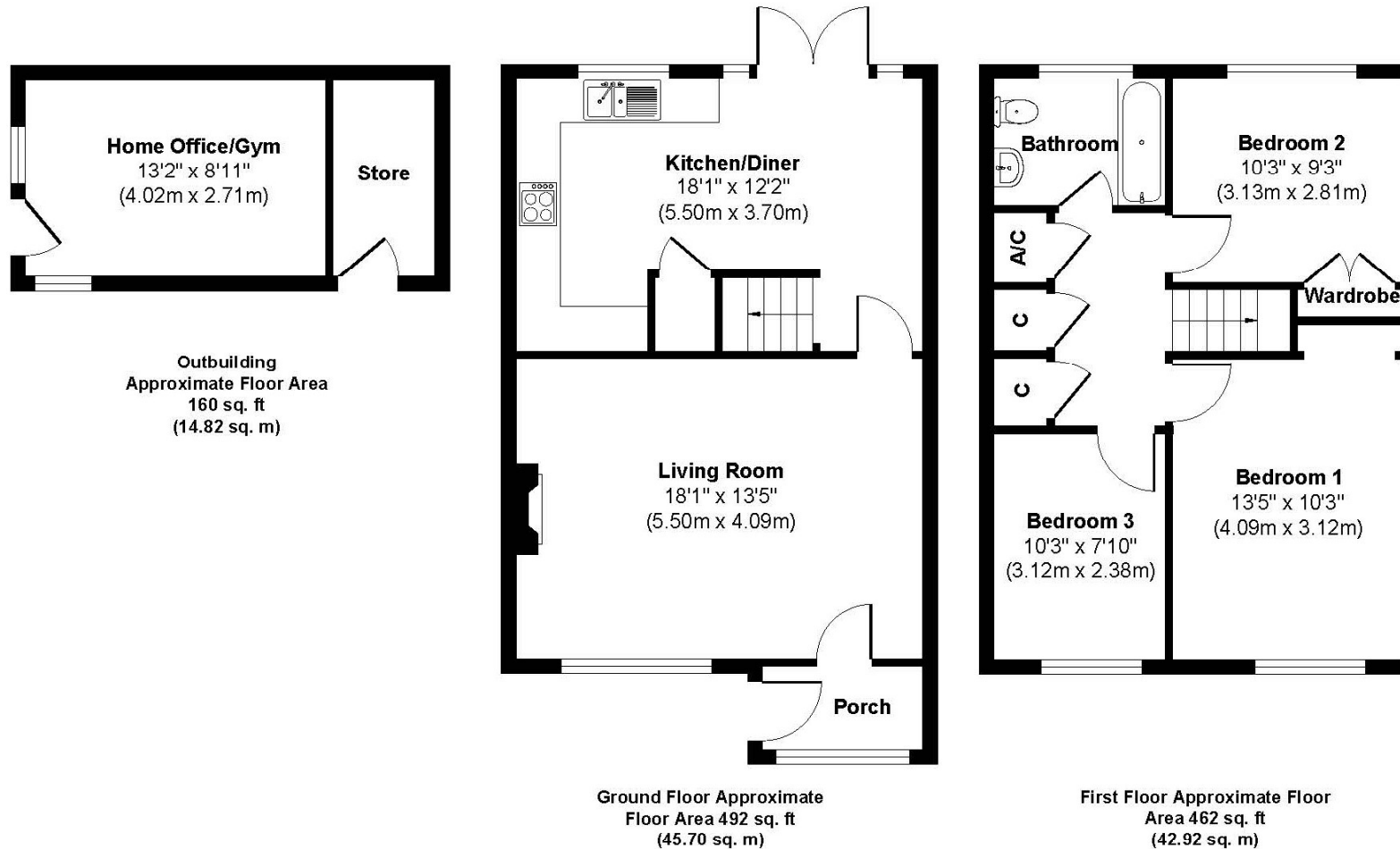








## Morden Avenue



**Approx. Gross Internal Floor Area 1,114 sq. ft / 103.44 sq. m**  
Illustration for identification purposes only, measurements are approximate and not to scale.





## LOCATION

Positioned in this sought after, quiet residential location close to Ferndown town centre, within catchment of Ferndown Schools and close to a range of amenities including an M&S Foodhall. There are bus routes within a short walk giving you easy access to Bournemouth, Poole and Wimborne, all of which have an excellent range of shops, bars, restaurants and leisure facilities. Award winning sandy beaches are just twenty minutes away and the A31 provides quick access to the New Forest, Southampton, London and beyond for the commuter by car.

Winkworth Ferndown

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**Winkworth**