



**St. James Road**  
Ferndown BH22 9NY  
**Guide Price £590,000**

**Winkworth**





**GUIDE PRICE £590,000**  
**FREEHOLD**

**A fantastic opportunity to purchase an immaculate, three bedroom detached chalet bungalow presented in excellent condition throughout.**

**Positioned on a small private road, uniquely located on the doorstep of picturesque Ferndown Common.**

**Further benefitting from a spacious master bedroom with beautiful views, en-suite and built in wardrobes.**

Kitchen/Dining Room  
Detached Chalet Bungalow  
Immaculate Throughout  
Three Bedrooms  
Utility Room & Store  
En-Suite To Master  
Off Road Parking For Several Vehicles  
Lovely Garden  
Popular & Convenient Location  
Direct Access Onto Ferndown Common

EPC TBC | Council Tax Band C

01202 434365  
ferndown@winkworth.co.uk

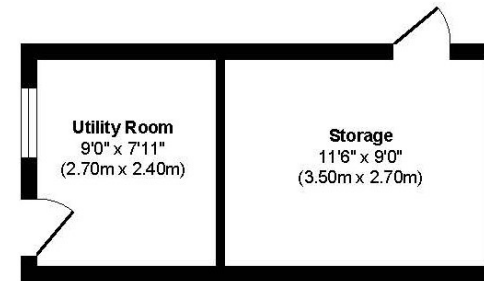




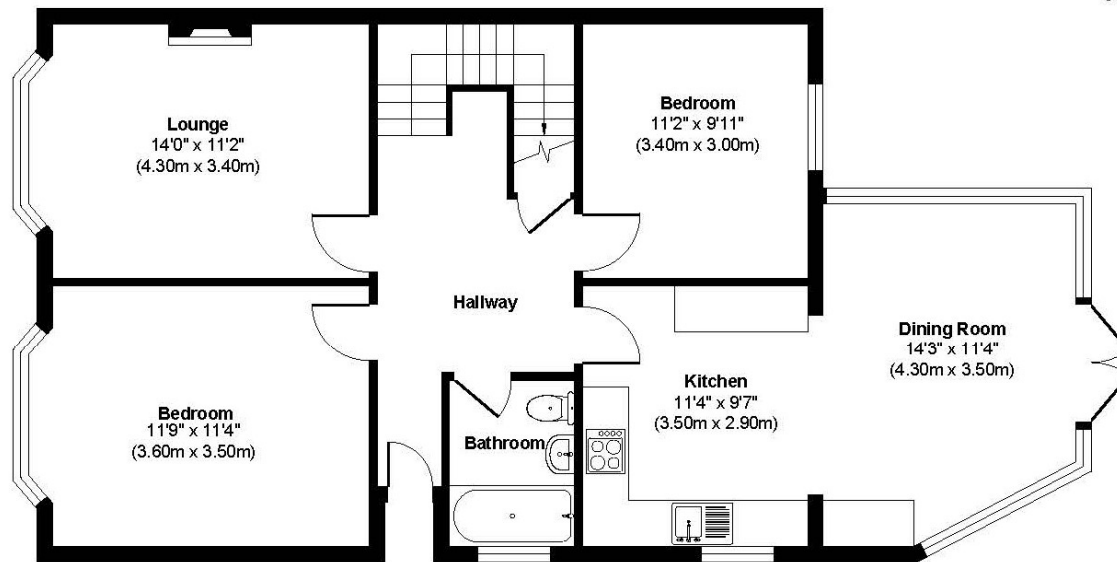




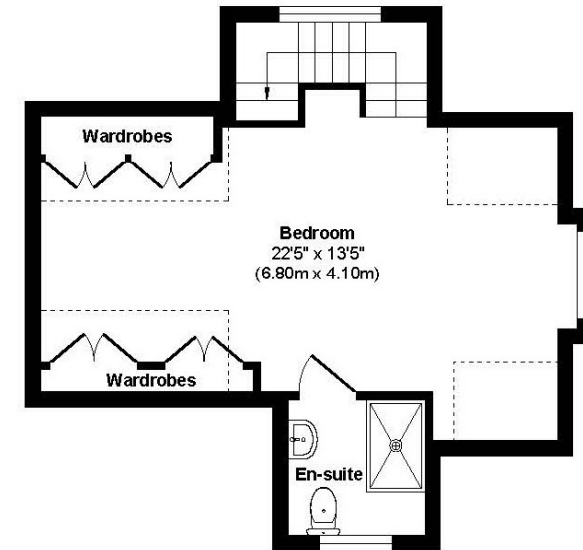
## St James road



**Outbuilding**  
Approximate Floor Area  
179 sq. ft  
(16.60 sq. m)



**Ground Floor**  
Approximate Floor Area  
875 sq. ft  
(81.40 sq. m)



**First Floor**  
Approximate Floor Area  
349 sq. ft  
(32.40 sq. m)

Approx. Gross Internal Floor Area 1403 sq. ft / 130.40 sq. m  
Illustration for identification purposes only, measurements approximate and not to scale.





## LOCATION

Just a short distance from Ferndown town centre, and less than 4 miles from the market town of Wimborne, both of which have an excellent range of shopping, leisure and recreational facilities. The area has a range of well regarded schools and 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 beaches are just twenty minutes away and the nearby A31 provides quick access to the New Forest, Southampton and beyond for the commuter by car.

**Winkworth Ferndown**

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