

Christopher
Batten



19 Parmiter Way
Wimborne, BH21 2BS
£489,950 Freehold



A well presented, modern 3 bedroom detached bungalow situated at the head of a quiet cul-de-sac within level walking distance of Wimborne town centre, with a double garage, ample off road parking, a private, south facing rear garden, and offered for sale with NO FORWARD CHAIN.

The property has been well maintained, and benefits from a gas fired central heating system, UPVC double glazing, and a rear conservatory.

Wimborne Minster provides a lively shopping centre and a wide range of amenities, with local bus services connecting to Poole and Bournemouth both of which have main rail links to London Waterloo.

Enclosed Entrance Porch

An enclosed entrance porch has a door leading out to the rear garden, and a front door to an L-shaped reception hall.

L-Shaped Reception Hall

With an airing cupboard, and access to loft (with retractable ladder and fitted light).

Lounge/dining Room

22'6" x 12'4" (6.86 x 3.78)

Features a stone fireplace, French doors to the garden, and a further patio door leads to a rear conservatory.

Conservatory

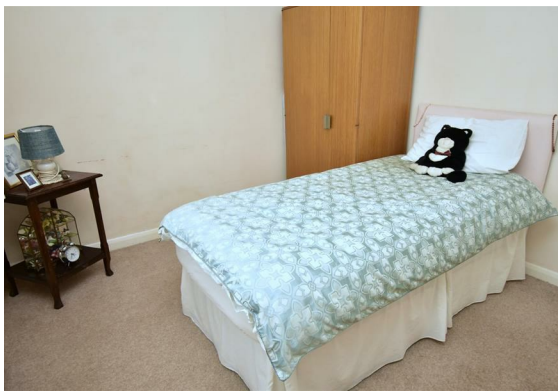
11'1" x 8'6" (3.40 x 2.60)

With ceramic tiled floor and French doors to the rear garden.

Kitchen

11'5" x 8'11" (3.50 x 2.72)

Is fitted with a modern range of units, space for upright fridge/freezer, 5-burner gas hob, cooker hood, electric double oven, integrated dishwasher and washing machine, and a wall mounted Worcester gas fired boiler.





Bedroom 1
14'1" x 11'3" (4.30 x 3.43)

Has built-in wardrobes.

Bedroom 2
10'10" x 9'4" (3.31 x 2.85)

Bedroom 3
9'3" x 8'0" (2.82 x 2.45)

Bathroom

Has a panelled bath (with a wall mounted Triton shower fitment and glazed screen), pedestal wash hand basin, ladder rack style radiator, and fully tiled walls.



Separate WC

Outside

The bungalow is situated at the head of the cul-de-sac, with a gravelled driveway providing ample off road parking leads to a double garage with 2 up-and-over doors, lighting and power points, rear windows and a personal side door. A side garden gate gives access to the south facing rear garden which affords a large degree of privacy, with lawns interspersed with specimen shrubs and flower bed, timber garden shed and an outdoor seating area.

Directions

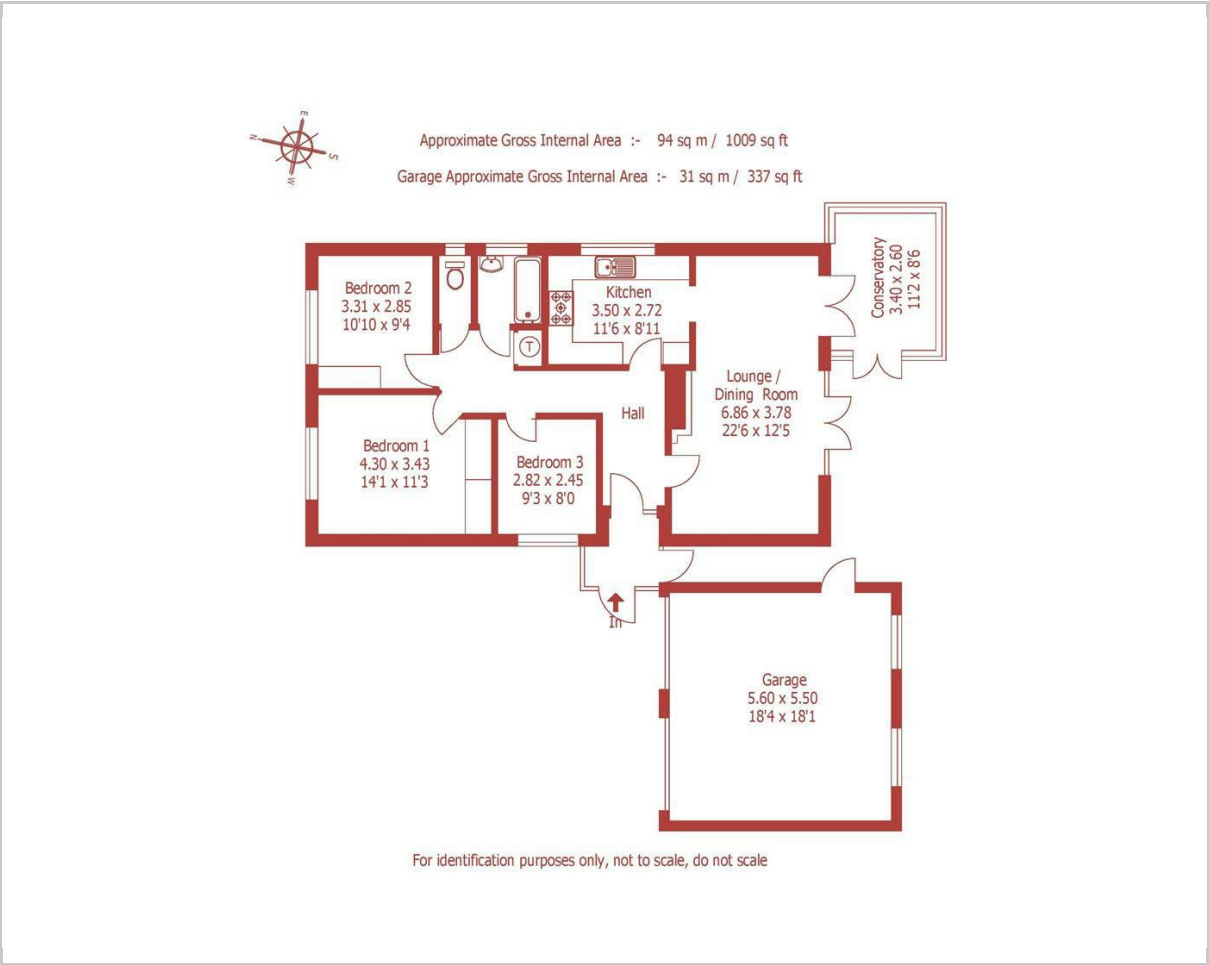
From Wimborne town centre proceed east along Leigh Road, and just before leaving the town take a right hand turning into Parmiter Road. Proceed to the far end to the 'T' junction, turn right into Parmiter Way, and the property can be found straight ahead at the head of the cul-de-sac.

Council Tax

Band D.



Floor Plan



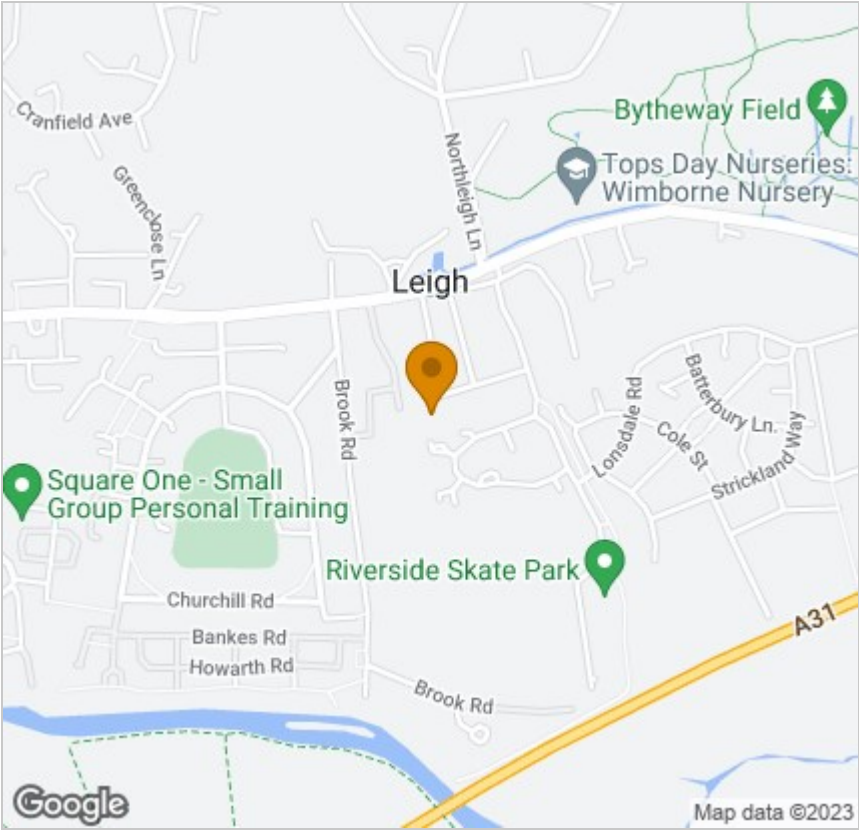
Viewing

By prior arrangement through Christopher Batten

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Area Map



Energy Efficiency Graph

