



**SHERINGHAM ROAD, POOLE, BH12**

**£375,000 FREEHOLD**

An immaculately presented three-bedroom detached bungalow situated within easy reach of the local shops and amenities. There is a large lounge, contemporary kitchen as well as a beautifully kept sunny garden and off-road parking.

Three Bedrooms | Detached Bungalow | Large Lounge | Beautifully Presented Throughout | Close to Amenities | Sunny Garden | Off Street Parking

Westbourne | 01202 767633 |

**Winkworth**





## LOCATION

The property is situated close to the leisure and shopping facilities of Westbourne which offers an excellent range of independent shops, bars, restaurants and coffee shops as well as a Marks & Spencer food store and has regular bus routes to Bournemouth and surrounding areas. The property is also positioned close to the Redlands shopping estate where there is a John Lewis amongst other retailers.

A particular feature of this area is the beautiful Coy Pond Gardens. The pond and it's gardens are a popular destination with local people and is an ideal venue to have a picnic. Coy pond and the gardens together cover a total area of 9 acres leading all the way down to Bournemouth Pier where the award-winning Blue Flag beaches stretch through to Sandbanks in Poole which holds many events and activities throughout the year.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 2 hours commute. There are main line train routes from Branksome (very close), Poole or Bournemouth railway stations which connect the Weymouth to London Waterloo South West train service. A notable stop is Southampton airport.





## DESCRIPTION

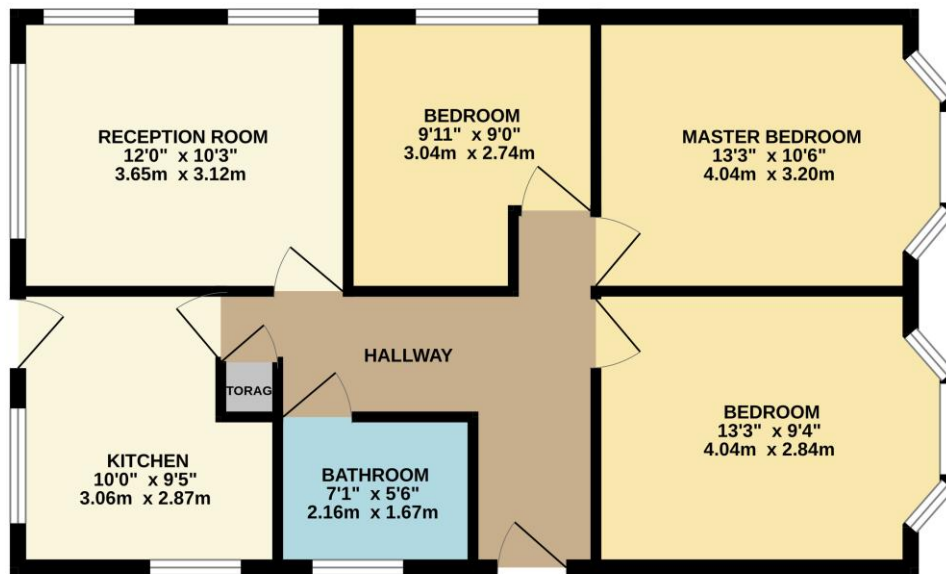
Introducing a stunning detached bungalow in the sought-after area of Branksome. This contemporary property boasts a sun-filled garden perfect for enjoying those long summer days. There is a modern finish throughout and large windows which make for a very bright home.

Featuring three bedrooms, a spacious living area, and a sleek bathroom, this property offers the perfect blend of comfort and elegance. The driveway provides parking for two cars.

Situated close to good transport links and local amenities, this home offers convenience and accessibility. Whether you enjoy shopping, dining out, or exploring the local area, this property is ideally located for all your needs.



662 sq.ft. (61.5 sq.m.) approx.



TOTAL FLOOR AREA : 662 sq.ft. (61.5 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.  
Made with Metropix 5/2025

*If you are considering purchasing this property as a 'buy to let' investment, please contact a member of our Lettings team on 01202 767313 for a rental valuation*

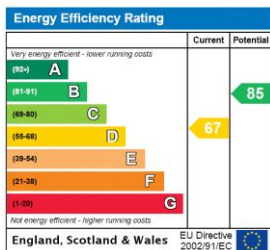
**COUNCIL TAX BAND:** C

**TENURE:** Freehold

**LOCAL AUTHORITY:** BCP

## AT A GLANCE

- Three Bedrooms
- Detached Bungalow
- Large Lounge
- Beautifully Presented Throughout
- Close to Amenities
- Sunny Garden
- Off Street Parking



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