

141 New Road, West Parley Ferndown BH22 8EB OFFERS OVER £500,000









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This spacious and well maintained four bedroom two bathroom detached chalet bungalow is within a short walk of a range of local amenities and excellent bus and road links.

The property has a flexible layout and features a 90ft west facing garden, a large car port which leads to a detached garage and a gated driveway that can accommodate several vehicles. Further benefits include NO ONWARD CHAIN.

Four Bedrooms
Immaculate Throughout
Large Car Port Leading To Detached
Garage With Electric Door
Gated Off Road Parking For Multiple
Vehicles
No Onward Chain
En-suite Bedroom
Detached Chalet Bungalow
90ft West Facing Rear Garden With
Summer House & Storage
Close To Amenities
Scope To Extend Further

EPC C I Council Tax Band E

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New Road Dining Room 14'4" x 10'11" (4.36m x 3.34m) **Garage** 18'1" x 9'0" (5.52m x 2.74m) Kitchen 11'11" x 9'9" (3.63m x 2.98m) Lounge 17'4" x 15'7" (5.28m x 4.74m) En-suite Bathroom Bedroom **Eaves** 17'6" x 11'6" Storage (5.34m x 3.51m) Bedroom Bedroom 12'10" x 11'11" 7'7" x 9'10" Car Port (3.90m x 3.64m) 23'8" x 9'5" (2.99m x 2.30m) (7.22m x 2.86m) Bedroom 17'3" x 12'0" Eaves (5.25m x 3.65m) Storage **Ground Floor** First Floor Garage Approximate Floor Area Approximate Floor Area Approximate Floor Area 1077 sq. ft 383 sq. ft 417 sq. ft (35.56 sq. m) (100.08 sq. m) (38.78 sq. m)

Approx. Gross Internal Floor Area 1878 sq. ft / 174.43 sq. m

Illustration for identification purposes only, measurements approximate and not to scale, unauthorized reproduction is prohibited



LOCATION

Conveniently positioned within a short walk of local amenities at West Parley which include a Tesco Express, Lidl, Post Office and Chemist. Ferndown itself offers an excellent range of shopping, leisure, and recreational facilities, with the town centre located approximately 1.5 miles away. There is a championship Golf Course on nearby Golf Links Road and there are bus stops moments away with buses to Poole, Wimborne and Bournemouth all of which have a wide range of shops, cafes and restaurants. Award winning beaches are just twenty minutes drive and the A31 provides quick access to Southampton, London and beyond.

Winkworth Ferndown

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