



BRUNSTEAD ROAD, POOLE, BH12

£1,400,000 FREEHOLD

A truly exceptional detached character residence set within a secluded sizable plot in the quiet leafy Branksome Gardens area. The property offers incredibly spacious, versatile accommodation which retains many original features and fire places, large front & rear gardens and superb parking. There is also a heated swimming pool.

Detached character residence | Five double bedrooms | Three reception rooms | Two bathrooms | Loft room | Large private plot | Front and rear gardens | Swimming pool | Garden room | Two garages

Westbourne | 01202 767633 |

Winkworth



LOCATION

Branksome Gardens is a conservation area comprising of just four quiet roads in a sylvan setting. The Edwardian villa style houses within the area all sit in large deep plots and enjoy an abundance of character coming from the distinctive arts and craft architectural details they were originally designed with. The area has distinct sense of community and has managed to avoid mass redevelopment which is so often seen across Bournemouth & Poole with a number of the homes listed as architectural heritage assets.

Westbourne village is nearby and offers a variety of independent shops, restaurants and coffee houses as well as the popular well known high street names such as Marks & Spencer.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 1 hour 30 minutes commute. There are also main line train routes from either Poole or Bournemouth railway stations which connect the Weymouth to London Waterloo South West train service.



DESCRIPTION

The property is approached via long gated driveway which passes a large lawned front garden surrounded by mature established trees.

The ground floor comprises of four reception rooms; a large dual aspect living room with front garden views, a sitting room with rear garden facing dual aspect windows, a formal dining room and a breakfast room. There is a contemporary kitchen with base and eye level work units with integrated appliances, a utility room and lean to garden room which sits to the back of the garage.

Upstairs there are five double bedrooms with the added benefit of an ensuite bathroom to the master. Many of the bedrooms feature dual aspect windows or large character bays. The family bathroom is a good size with suite comprising of a wc, wash hand basin and panelled bath with shower above.

There is a large loft room which has its own staircase and in similar houses in the area has been used as a double bedroom with en suite.

The rear garden paved for low maintenance and features the heated swimming pool. Like the front of the house an established tree line offers a high degree of seclusion.



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

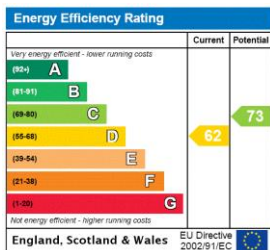
COUNCIL TAX BAND: G

TENURE: Freehold

LOCAL AUTHORITY: BCP

AT A GLANCE

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