



12 ST. MARGARETS CLOSE, WIMBORNE, DORSET, BH21 1NA
£560,000 FREEHOLD

A SPACIOUS 3 BEDROOM DETACHED BUNGALOW IN A FAVOURED POSITION WITHIN WALKING DISTANCE OF WIMBORNE TOWN CENTRE.

SUMMARY:

A spacious 3 bedroom detached bungalow in a favoured position within walking distance of Wimborne town centre.

The property features a spacious living room, a traditional fitted kitchen, a recently refurbished shower room, a principal bedroom with en suite, a garage, off road parking and a delightful garden. It enjoys easy access to Wimborne's many town centre amenities

AT A GLANCE

- - Marketed by Christopher Batten in Association with Winkworth
- - 3 Bedrooms
- - Within walking distance of Wimborne town centre
- - Garage with ample parking



DESCRIPTION:

A spacious hallway leads to a generously sized living room (with a bay window and a fireplace surround), and a recently refurbished shower room. The kitchen has fitted units and worktops, an oven and a gas hob, and glazed double doors to the rear garden. There is a spacious principal bedroom with a large en suite bathroom (which gives access to a small storage room.) There are 2 further well appointed bedrooms.

There is off road parking and a garage, and the garden includes a summerhouse and a pond.

LOCATION:

The picturesque market town of Wimborne Minster is centred around a charming square and boasts a lively shopping area featuring both independent shops and national chain stores, a good range of pubs and restaurants, the Tivoli theatre/cinema and the historic Minster church. There are state schools for all ages, and the surrounding area is well served by both grammar and independent schools.



There is easy access by road to the coastal towns of Poole and Bournemouth, both of which have mainline rail links to London Waterloo. Beautiful countryside surrounds the town and Dorset's stunning beaches are within easy reach.

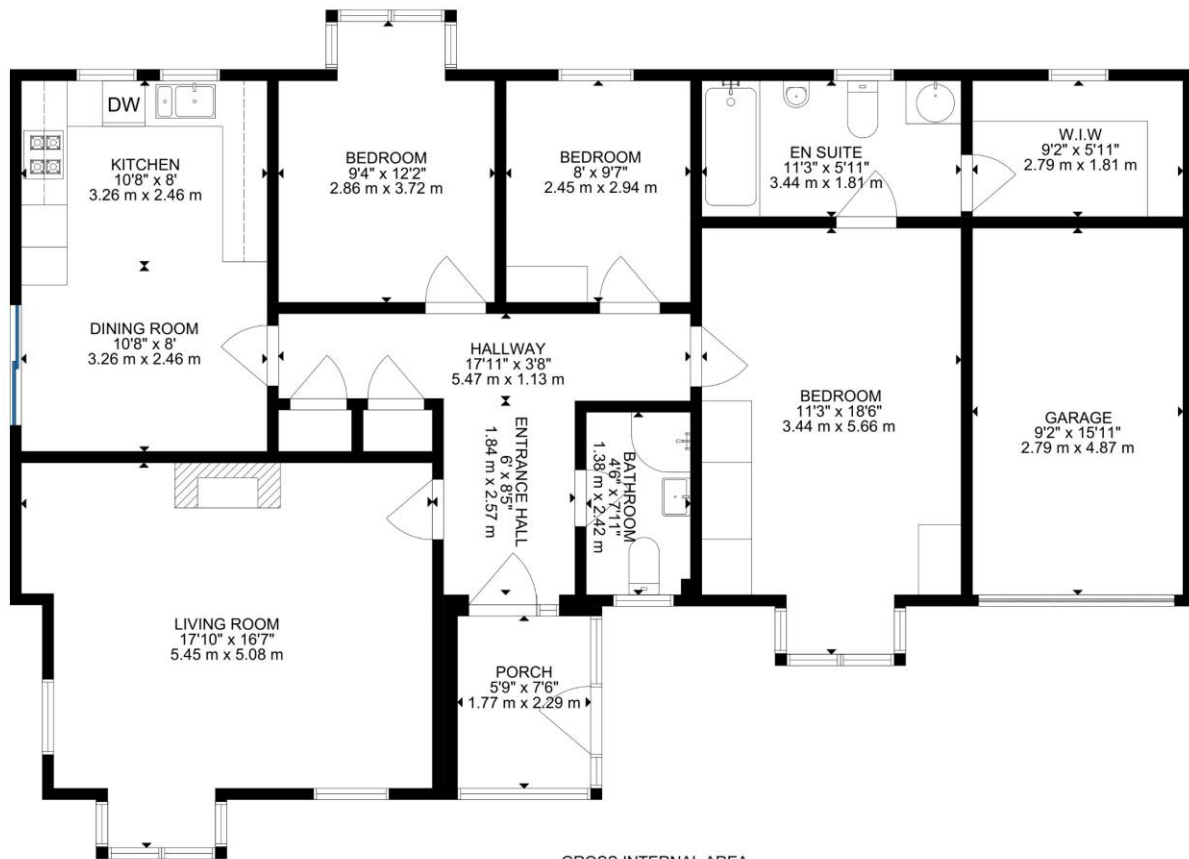
COUNCIL TAX:

Band E

DIRECTIONS:

From Wimborne, proceed from our office along East Street which then becomes King Street. Go past Wimborne Minster on your right hand side to the crossroads with the Pudding & Pye public house. Go straight across into Victoria Road and St Margaret's Close is about 250 yards along on the right hand side, just opposite Wimborne Hospital.





GROSS INTERNAL AREA
TOTAL: 123 m², 1323 SQ FT
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

DISCLAIMER: Christopher Batten wishes to inform prospective buyers that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of issue but they don't form part of an offer or contract. No employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.