



**Stanfield Road, Ferndown
Dorset, BH22 9PA**

FREEHOLD

GUIDE PRICE £400,000

***“Situated in a peaceful cul-de-sac location,
with an 80ft private rear garden”***

This superbly positioned and well-proportioned three double bedroom detached bungalow has an 80ft private rear garden, large detached shed and generous off-road parking for several vehicles. Situated in a pleasant cul-de-sac location, this property comes to the market offered with no onward chain.

- **Three double bedroom detached bungalow**
- **Entrance hall**
- **Modern dual aspect kitchen** incorporating work surfaces, base and wall units, integrated oven and hob, recess and plumbing for a washing machine, space for a fridge/freezer, floor standing gas-fired boiler and a door leading out to the rear garden
- **13ft Dual aspect lounge** with sliding patio doors leading out to the rear garden and a tiled open fireplace
- **Three double bedrooms**, one of which has a fitted double wardrobe
- **Family bathroom** finished in a white suite to incorporate a panelled bath with shower over, pedestal wash hand basin and WC
- Approximately **80ft x 35ft** fully enclosed **rear garden** offering an excellent degree of seclusion. Adjoining the rear of the property there is a paved patio area, whilst the remainder of the garden is predominantly laid to lawn. Within the garden is a large detached shed with light and power
- Front driveway providing **generous off-road parking** for several vehicles
- Further benefits include double glazing, a gas-fired central heating system and the property is **offered with no onward chain**

Ferndown's town centre is located less than 1 mile away. Ferndown offers an excellent range of shopping, leisure and recreational facilities.

COUNCIL TAX BAND: D

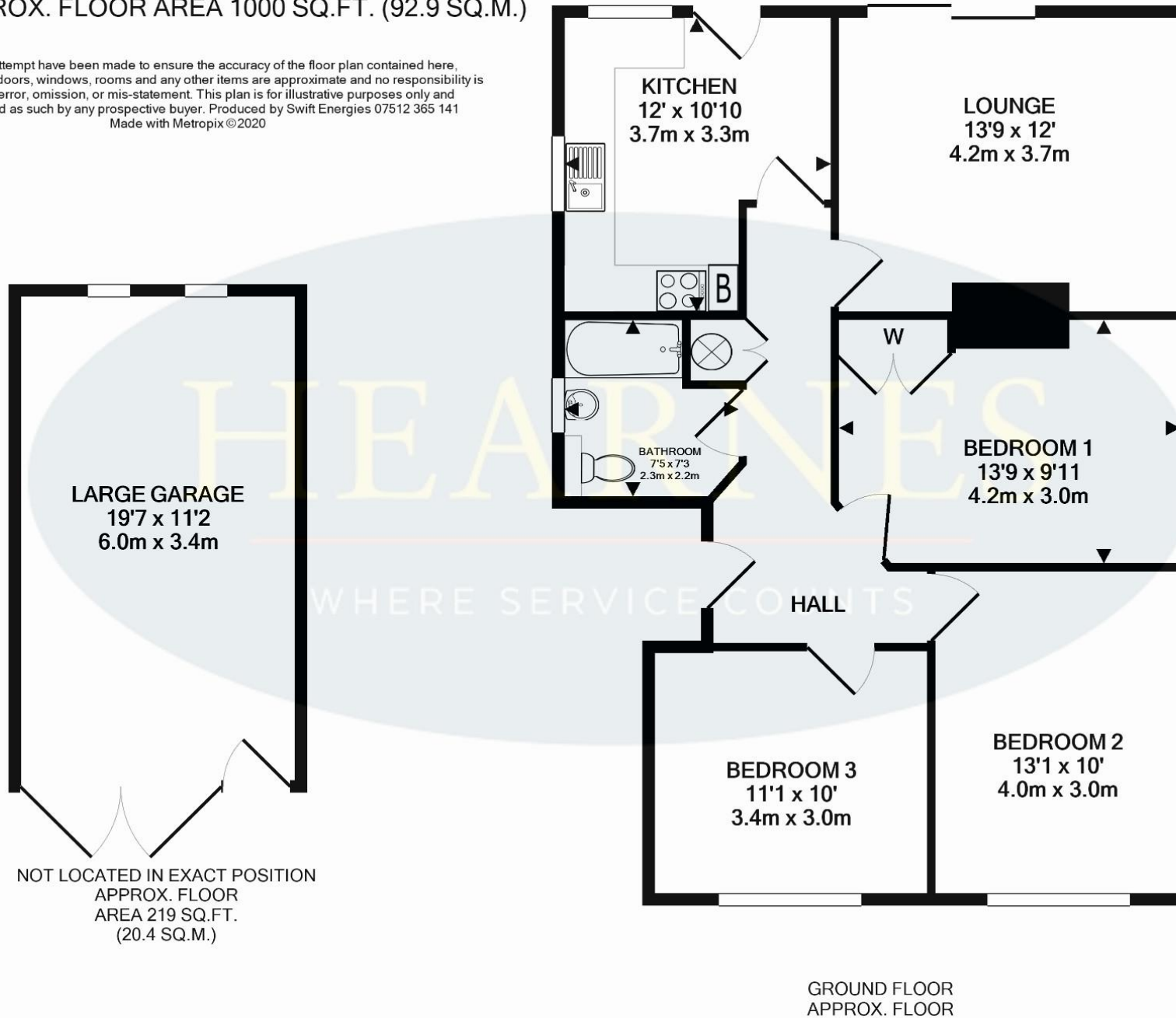
EPC RATING: D

AGENTS NOTE: The heating system, mains and appliances have not been tested by Hearn's Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.



TOTAL APPROX. FLOOR AREA 1000 SQ.FT. (92.9 SQ.M.)

Whilst every attempt have been made to ensure the accuracy of the floor plan 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 buyer. Produced by Swift Energies 07512 365 141
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