

An aerial photograph of a residential area in Colehill, Dorset. The image shows a mix of brick and white houses with tiled roofs. A large, light-colored field is visible in the background, and a road curves through the middle of the scene. A yellow speech bubble with the text 'FOR SALE' is positioned over one of the houses. The Hearn's logo is in the top left corner.

HEARNES

WHERE SERVICE COUNTS

FOR SALE

Colehill
Dorset, BH21 2LH

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FREEHOLD PRICE: £495,000

A well proportioned three bedroom detached bungalow set on an elevated plot with views towards By the Way Field with garage and parking for up to seven cars.

- Entrance hall with two storage cupboards, high quality laminate flooring which flows through to the kitchen/diner
- Kitchen finished in a range of matt grey units with complementary worktops, double oven, four ring gas hob and chimney style extractor hood, integrated dishwasher, space for fridge freezer and washing machine
- Separate utility room with door to side elevation
- Sitting room with feature wall
- Three bedrooms, one with fitted wardrobes two with garden views
- Modern contemporary bathroom with 'p' shaped bath and shower over, heated towel rail, wash hand basin and WC set in a range of fitted furniture with floor level lighting
- Landscaped rear garden with large area for alfresco dining
- Ample parking and garage with an electric roller door, power and light

This sought after area of Colehill offers excellent schooling and local shops, parish church, library and hairdresser. The thriving town of Wimborne is approximately three miles away offering more extensive shopping and leisure facilities as well as numerous restaurants and public houses.

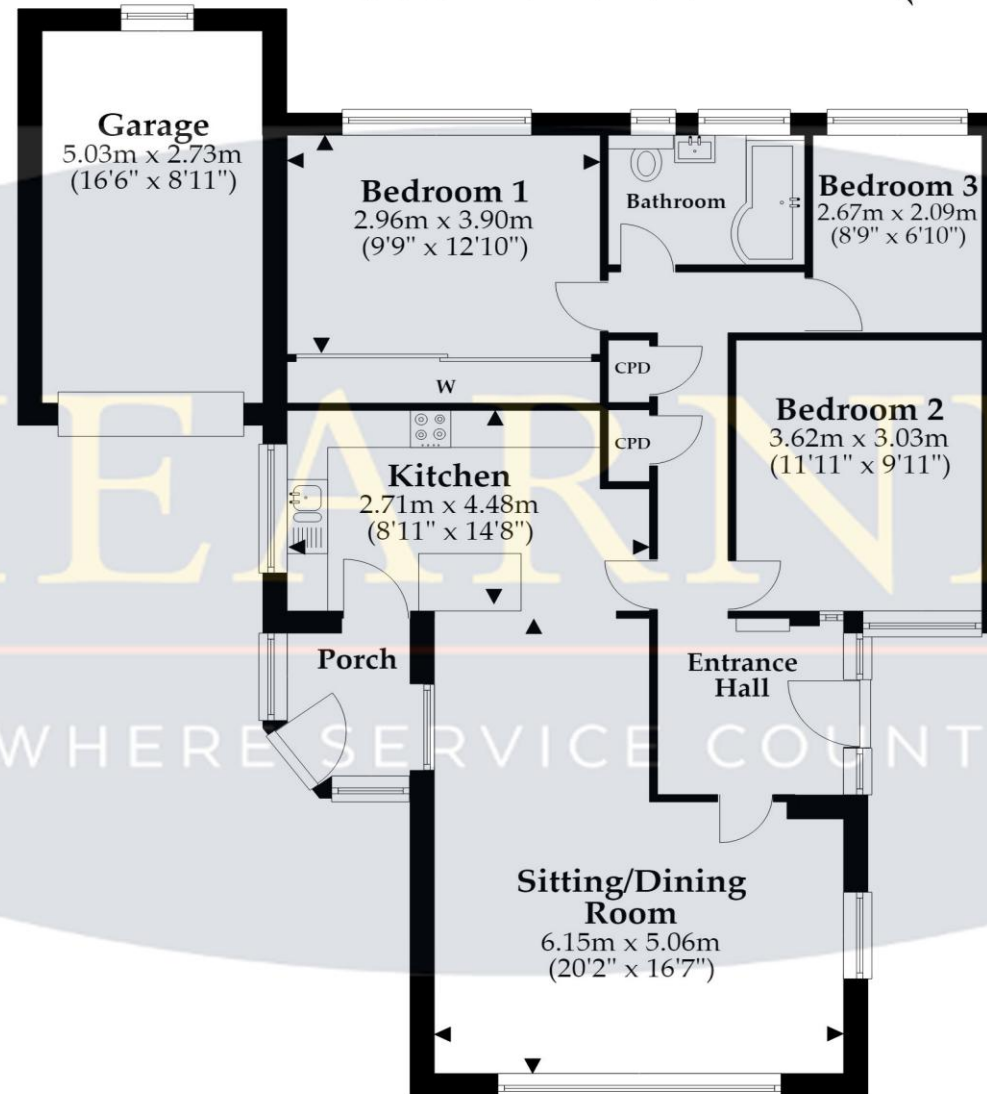
COUNCIL TAX BAND: D **EPC RATING: D**

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Ground Floor

Main area: approx. 90.6 sq. metres (975.7 sq. feet)
Plus garage, approx. 14.4 sq. metres (155.5 sq. feet)



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This plan is not to scale and is for general guidance only. LJT Surveying Ltd Ringwood



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