
HEARNES
WHERE SERVICE COUNTS
FOR SALE
Corfe Mullen, BH21 3HR

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FREEHOLD PRICE GUIDE: £410,000 - £425,000

A well presented and versatile detached bungalow offering three bedrooms and two reception rooms as well as ample off road parking and garage in a sought after location. NO FORWARD CHAIN.

- 'L' shaped entrance hallway
- Spacious sitting room with feature stone fireplace and inset gas fire, doors to dining room are rear aspect window and French doors to raised decking and garden
- Separate dining room enjoying a rear aspect
- Three good size bedrooms. Bedroom one with built in wardrobes and dressing table, bedroom two with free standing wardrobe and bedroom three with cupboard housing gas boiler
- Modern bathroom with white three piece suite and separate shower room with shower cubicle
- Double glazing and gas heating
- Outside: Ample off road parking leading to garage. Rear garden with raised decking area leading to lawn and patio and undercover cellar area with lighting

The property occupies a desirable position within this well-established residential area of Corfe Mullen, renowned for its highly regarded schools and convenient access to a range of local shops, petrol station, recreation ground, gym with swimming pool as well as everyday amenities. There are also good public transport connections to Bournemouth, Poole and the surrounding areas with an extensive network of local bus services making travel throughout the area straightforward.

COUNCIL TAX BAND: E EPC RATING: C

AGENTS NOTES: The heating system, mains and appliances have not been tested by Hearnes Estate Agents. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Whilst reasonable endeavours have been made to ensure that the information in our sales particulars are as accurate as possible, this information has been provided for us by the seller and is not guaranteed. Any intending buyer should not rely on the information we have supplied and should satisfy themselves by inspection, searches, enquiries and survey as to the correctness of each statement before making a financial or legal commitment. We have not checked the legal documentation to verify the legal status, including the leased term and ground rent and escalation of ground rent of the property (where applicable). A buyer must not rely upon the information provided until it has been verified by their own solicitors.





















Note: Measurements were not taken by LJT Surveying and we can not guarantee their accuracy.

Ground Floor

Approx. 87.6 sq. metres (942.7 sq. feet)



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Total area: approx. 87.6 sq. metres (942.7 sq. feet)

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

LJT Surveying













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