

24a Uppleby Road

Parkstone, Poole, BH12 3DE

HARDWICK
ESTATE AGENTS

A beautifully presented and deceptively spacious 4 bedroom, 2 bathroom detached home with a large open plan kitchen/living room and a generous garden.

- Reception hall
- Sitting room
- Spacious kitchen/dining/living room
- Utility room
- 4 bedrooms
- Ensuite shower room & family bathroom
- Generous rear garden
- Driveway parking
- Tucked away location
- Close to local amenities
- Renovated in recent years

ASKING PRICE:
£525,000 (Freehold)

EPC RATING: D








Lets get cosy











Property Description

A spacious and beautifully presented detached chalet style home, which has been extensively renovated in recent years to create versatile accommodation ideally suited to modern family living. The property occupies a generous plot in a quiet, tucked away location at the end of a private drive, whilst remaining conveniently placed for local amenities.

Accommodation

The versatile accommodation briefly comprises a welcoming reception hall with stairs rising to the first floor and a useful, fitted cupboard beneath.

A particular feature of the home is the large open plan kitchen/dining/family room, which overlooks the rear garden with double doors opening directly onto the patio, creating an excellent space for both everyday living and entertaining. The kitchen area is fitted with a range of base and eye level units complemented by a matching central island with breakfast bar. There is a fitted oven and hob, together with space for a dishwasher and an American style fridge/freezer.

There is a separate sitting room which offers flexibility and could equally be arranged as a fifth bedroom if required. The utility room provides further storage along with space for a washing machine and tumble dryer. Completing the ground floor are three bedrooms and the main family bathroom.

Moving upstairs, the landing area provides an ideal space for a home study, and there is a further bedroom benefiting from its own en-suite shower room.







Outside

To the front of the property, a shingle driveway provides off road parking for several vehicles, while the front garden features a mature planted border.

The rear garden is a further feature of the home, with a patio terrace adjoining the rear of the house leading onto a large lawned garden. A further deck terrace provides an additional seating area, perfect for enjoying the garden throughout the day.

Location

Uppleby Road is situated in the popular residential area of Parkstone, within easy reach of the Ashley Road shopping area with its range of shops, cafés, restaurants and everyday amenities. Parkstone railway station is within approximately a mile, offering mainline services to London Waterloo, and the road is well served by local bus routes connecting Poole and Bournemouth, including school services. Poole town centre, Bournemouth and the award winning Blue Flag beaches stretching from Sandbanks to Bournemouth are all within a short drive, while Poole Park, Ashley Cross and Poole Harbour are also close by.

Additional information

Services – connected to all mains services
Heating – gas fired central heating
Mobile and internet coverage – please refer to www.ofcom.org.uk
Council tax bill - D

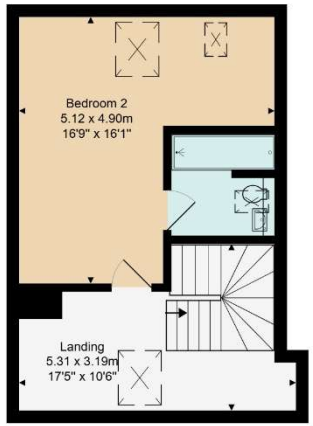


Ground Floor
Area: approx 111.4 m² ... 1199 ft²



Total Area: approx 148.8 m² ... 1602 ft²

All measurements are approximate and for display purposes only.



First Floor
Area: approx 37.4 m² ... 402 ft²

Hardwick Estate Agents would like to point out that all measurements and indications of plot size set out in these particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc and cannot confirm that they are in working order or fit for purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fitments, or any other fixtures not expressly included form any part of the property being offered for sale. Whilst we endeavour to make our sales particulars accurate and reliable, if there is any point which is of particular importance to you, please contact us and we will be happy to confirm the position to you.

For more information or to arrange a viewing please contact us;

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