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HILLSIDE ROAD

CORFE MULLEN, WIMBORNE, BH21 3SA

FINE & COUNTRY
Homes from Edwards



GUIDE PRICE £650,000

- **DETACHED CHALET BUNGALOW**
- **THREE BEDROOMS**
- **KITCHEN/DINING ROOM**
- **SEPARATE UTILITY**
- **SITTING ROOM WITH ADJOINING CONSERVATORY**
- **FAMILY BATHROOM AND CLOAKROOM**
- **GROUNDS IN EXCESS OF HALF ACRE**
- **PARKING FOR NUMEROUS VEHICLES**

This three bedroom detached chalet bungalow is located on the fringes of the popular village of Corfe Mullen and is set upon a generous plot in excess of 0.5 acre. Situated in lovely rural location, yet with all mains services connected and easy access to Poole, Bournemouth and Wimborne.

Set back from the road with an "in and out" driveway there is off road parking for over 10 vehicles and the private, westerly facing garden to the rear currently has a large children's adventure playground and an extensive lawn surrounded by established trees and hedging, providing a good degree of privacy. Local amenities and well regarded schools are nearby.

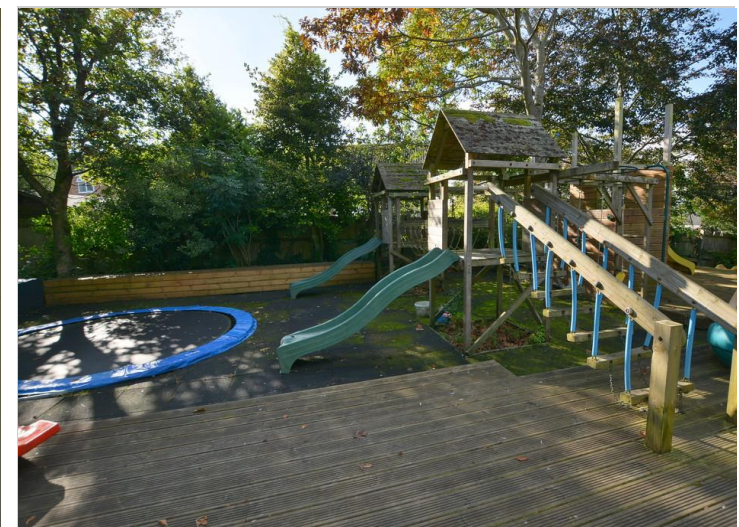


Accommodation is spacious and versatile with the ground floor offering a welcoming entrance hall with access to the family bathroom and separate cloakroom. Living space includes a generously sized kitchen/diner with French doors opening to the rear patio and garden and there is an adjoining utility room with plumbing for white goods. A dual aspect sitting room has French doors leading out to an adjoining conservatory, whilst a double bedroom overlooks the front of the property through a feature bay window.

On the first floor there are three further bedrooms - one of which is currently utilised as a home office/study.

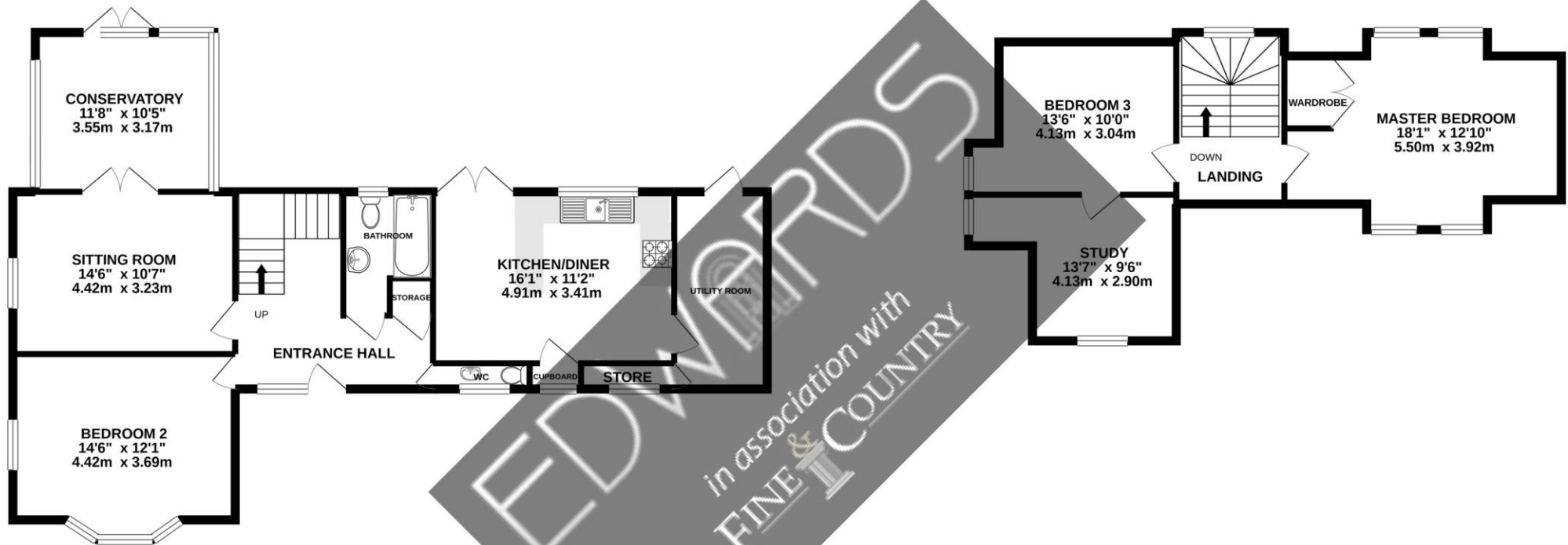
Outside in the rear garden there is a separate outbuilding which has plumbing and WC. The property as it stands is a well proportioned family home which offers potential for modernisation and extension – STPP.

EPC: D



GROUND FLOOR
884 sq.ft. (82.1 sq.m.) approx.

1ST FLOOR
502 sq.ft. (46.6 sq.m.) approx.



TOTAL FLOOR AREA : 1386 sq.ft. (128.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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 purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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