

Local expertise with powerful national marketing

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WOODBURY AVENUE
BOURNEMOUTH, BH8 0HL



GUIDE PRICE: £670,000- FINE & COUNTRY HOMES FROM EDWARDS ARE PLEASED TO BRING TO THE MARKET THIS EXCEPTIONALLY SPACIOUS & FLEXIBLE DETACHED FAMILY HOME WITH EXTENSIVE PARKING FOR MULTIPLE CARS/BOATS/CARAVANS WITH A DETACHED GARAGE AND A CONSERVATORY WITH FRENCH DOORS LEADING TO A GARDEN BAR AND PATIO AREA. NEW CARPETS THROUGHOUT WITH RECENT DECORATION AS WELL AS NEW PLUMBING AND KITCHEN. IT IS A WONDERFUL PRIVATE PLOT WITH A PANORAMIC GARDEN SWEEPING AROUND THE PROPERTY WITH ESTABLISHED PLANTS, THIS PROPERTY ALSO HAS POTENTIAL FOR AN ANNEX. FOUR DOUBLE BEDROOMS, TWO BATH/SHOWER ROOMS. FANTASTIC LOCATION WITH A STUNNING MASTER BEDROOM SUITE & BALCONY. VIEWING IS ADVISED.

GUIDE PRICE £670,000

- Exceptionally Spacious Family Home
- Annexe Potential
- Four Double Bedrooms
- Two Bath/Shower Rooms
- Stunning Master Bedroom Suite & Balcony
- Conservatory & Newly Fitted Windows Throughout
- Extensive Parking & Detached Garage
- Wonderful Mature & Private Plot
- Fantastic Location
- Viewing Advised

Beautiful detached New England style family home located within a large corner plot. Surrounded by a lovely sunny secluded garden with large private double gates and a generous front driveway. Fully redecorated throughout with four double bedrooms.

On entering the property via the porch you are greeted by a light and airy hallway which leads to three of the four bedrooms, all of which offer custom made fitted wardrobes; a brand new bathroom with shower, leading to the generous lounge/dining room with conservatory. The newly fitted kitchen with central island, has an

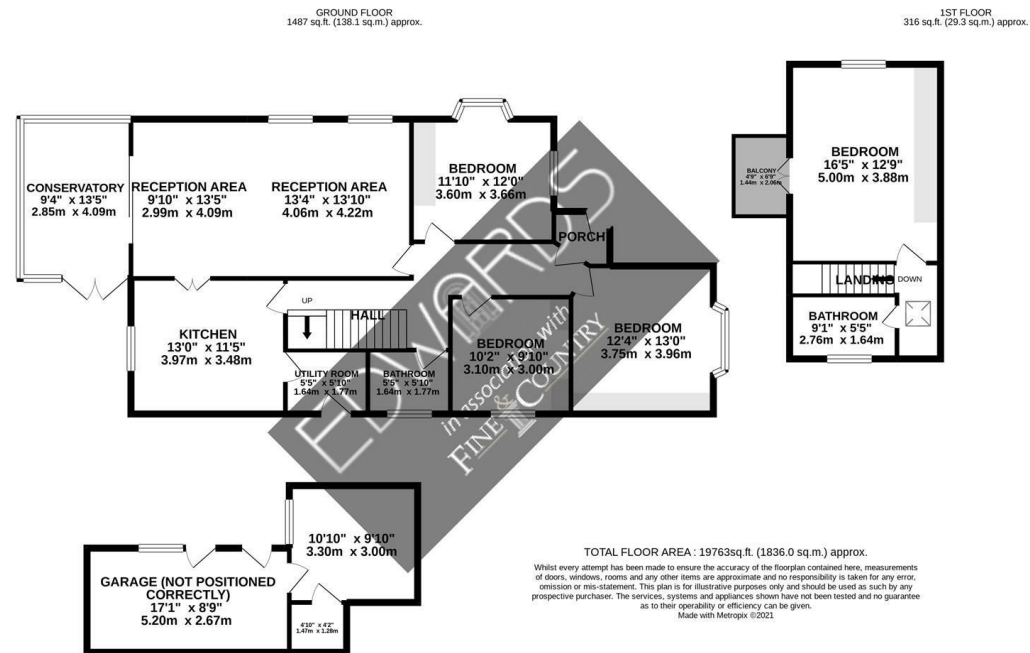
abundance of space and storage, furthermore it includes a range cooker, newly fitted boiler, and utility room.

The staircase from the hall leads up to the master suite which benefits from stunning double doors onto a balcony/terrace area with huge potential for expansion (subject to the necessary permissions). The outside sun terrace is easily accessed through the spacious conservatory and in turn back into the lounge/diner area. This property boasts fantastic outside entertainment space with its own bar and barbecue area positioned in the rear garden surrounded by established plants and shrubs. This private panoramic garden really does have it all including an attractive garden room and lawns to the side of the property, garden sheds and rear patio; a large detached garage completes the outside, with great annex potential via the separate rear drive way.

Situated close to Throop and Holdenhurst villages with their beautiful countryside walks; only ten minutes drive to Bournemouth's beautiful beaches and ideally positioned for commuters with the A338 a short distance away as well as Bournemouth airport.



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