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GREENSOME DRIVE
FERNDOWN, BH22 8BE



OFFERS IN EXCESS OF £700,000

An exceptionally spacious four bedroom detached home offering versatile accommodation and enjoying a delightful location in a quite cul de sac with a wonderful south facing garden backing directly onto protected heathland.

Energy Performance rating C
Council Tax Band F



A particular feature of this property is the wonderful rear garden, which is of a generous size, south facing and with a delightful backdrop adjoining protected heathland. The garden has been exceptionally well stocked and lovingly maintained and is a credit to the current owner and really must be viewed to be fully appreciated.

The property offers excellent, well-proportioned and flowing accommodation with a large dual aspect front to back living room with a feature fireplace. Patio doors invite you into a quality double glazed conservatory that provides you with the ideal space to relax and enjoy the views over the garden.

The kitchen/dining room is also located to the rear of the property with the dining room having a feature triangular shaped bay with twin double doors opening out to the garden. Large opening flows from the dining room through to the modern spacious kitchen. The kitchen is complimented by a good-sized separate utility room with a side access door.

Finally, the ground floor accommodation also has a study or bedroom five if required and a modern downstairs cloakroom.

On the first floor you can find four bedrooms with three being large double bedrooms. The principal 20ft bedroom enjoys a dual aspect, benefiting from an excellent range fitted wardrobes. This bedroom also enjoys the benefit of an ensuite shower room.

There is also a 20ft guest bedroom and bedroom three is 17ft with bedroom four being a good-sized single room. The bedrooms are served by a well-appointed family bathroom.

Outside to the front an attractive and spacious brick paved driveway provides off-road parking for numerous vehicles and leads up to the attached double garage which benefits from a connecting internal door to the entrance hall.

The rear garden as previously mentioned is a feature of this property being south facing and measures 75' x 55' backing directly onto protected Heathland.

Ferndown town centre is within a short drive, a vibrant shopping centre with independent shops and businesses complemented by national retailers such as Tesco and Marks and Spencer Food. The town also boasts a championship golf course of 27 holes ranked within the top 100 courses in the UK and Ireland. Further amenities include sports centre and facilities, pubs and restaurants. Ferndown is conveniently located within close proximity of the market towns of Ringwood and Wimborne and has good road links to both Bournemouth and Poole.

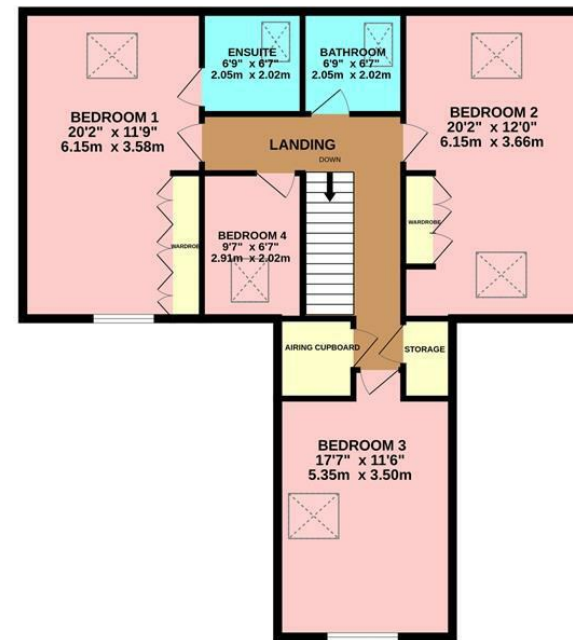
Agents note: property benefits from a Solar panel that contributes towards reducing the hot water bills.



GROUND FLOOR
1268 sq.ft. (117.8 sq.m.) approx.



1ST FLOOR
986 sq.ft. (91.6 sq.m.) approx.



TOTAL FLOOR AREA: 2254 sq.ft. (209.4 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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