

EDWARDS
ESTATE AGENTS

MIDDLEHILL ROAD
WIMBORNE, BH21 2HL



GUIDE PRICE £625,000

- 4 double bedroom detached family home
- Stylishly appointed kitchen/dining room
- Dual aspect living room
- Master ensuite, family bathroom & cloakroom
- Underfloor heating to the downstairs
- Electric gates & attached double garage
- Private rear patio
- Immaculately presented throughout
- Well regarded schools and local amenities nearby
- Short drive to Wimborne town centre

This four double bedroom detached family home occupies a corner plot in popular Colehill, with well regarded schools and local amenities nearby. Accommodation also includes a well proportioned kitchen/dining room and a dual aspect living room on the ground floor and a family bathroom and master ensuite together with ground floor cloakroom. A double attached garage and neatly maintained low maintenance frontage with large patio to the rear complete the picture!

Owned by the current vendors from new, this detached, four double bedroom home is immaculately presented and offers low maintenance modern family living. Occupying a corner plot, the property is decorated in a neutral palette promoting a light and airy ambience throughout.

The welcoming reception hall is laid with ceramic floor tiles which continue through to the well proportioned and stylishly appointed kitchen/dining room which is fitted with a generous range of base and wall units along with double oven, gas hob and extractor. There is ample floorspace for a dining table and chairs and French doors lead out to the large private patio – an ideal spot for entertaining or relaxation! A separate dual aspect living room offers further social space with French doors giving access to the patio.



On the first floor, the master bedroom has wall to wall built-in wardrobes and the benefit of an adjoining fully tiled ensuite shower room, whilst the remaining bedrooms are served by an equally stylish, fully tiled family bathroom fitted with bath/shower, WC and vanity wash hand basin. A ground floor cloakroom is located off the hallway.

Outside, wrought iron fencing with hedging bounds the front of the property with pedestrian gate and pathway to the front door. To the side of the property, the driveway has electric gated access to the rear, a double attached garage which is fitted with two up and over doors and an internal pedestrian door directly to the kitchen.

Additional Information

Energy Performance Rating: C

Council Tax Band: E

Tenure: Freehold

Flood Risk: Very low but refer to gov.uk, check long term flood risk

Flooded in the last 5 years: No

Conservation area: No

Listed building: No

Tree Preservation Order: No

Parking: Electric gated parking, private driveway & integral double garage

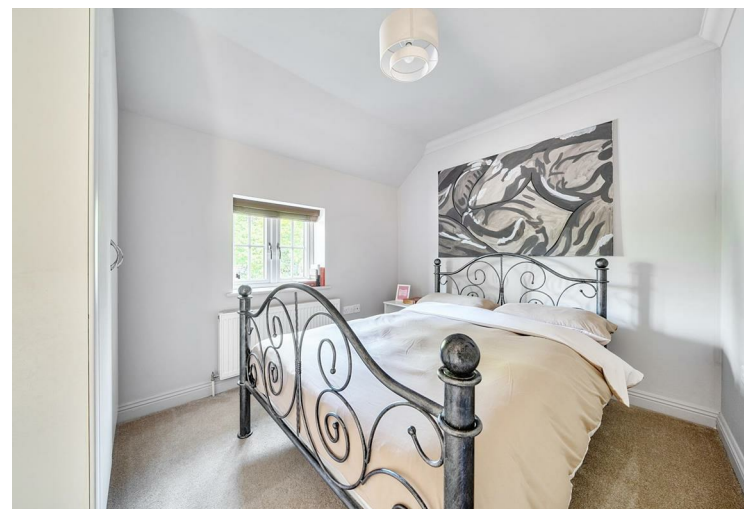
Utilities: Mains electricity, mains gas, mains water

Heating: Underfloor heating to the downstairs

Drainage: Mains sewerage

Broadband: Refer to Ofcom website

Mobile Signal: Refer to Ofcom website



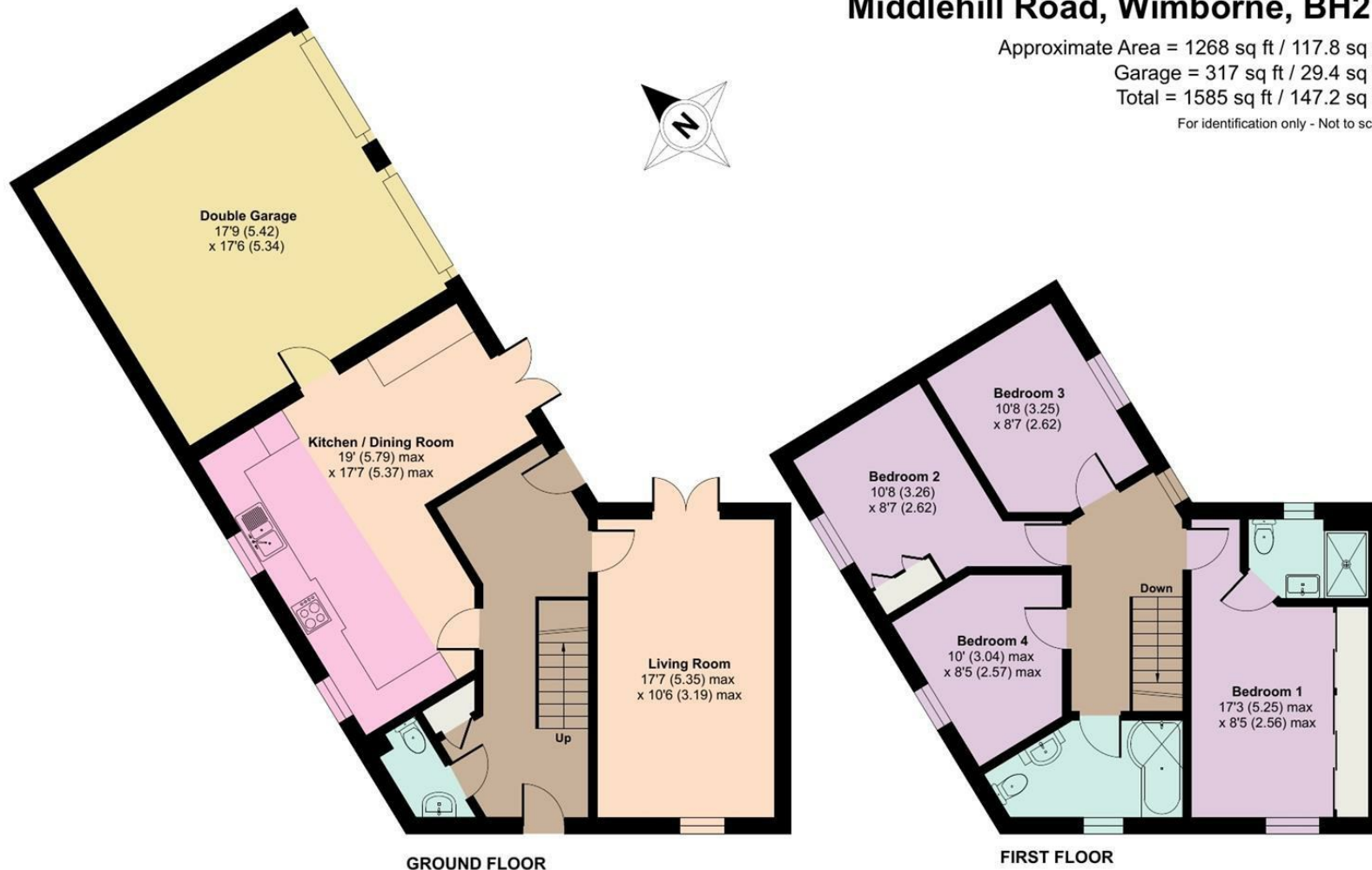
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Approximate Area = 1268 sq ft / 117.8 sq m

Garage = 317 sq ft / 29.4 sq m

Total = 1585 sq ft / 147.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nidecom 2026.
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Ferndown Office

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