

161 Springdale Road
Corfe Mullen
Wimborne BH21 3QQ

Price **£399,950** Freehold



AN OLDER STYLE TWO DOUBLE BEDROOM
DETACHED BUNGALOW SITUATED IN A
POPULAR RESIDENTIAL LOCATION. REQUIRING
GENERAL UPDATING THROUGHOUT AND OFFERED
TO THE MARKET WITH NO FORWARD CHAIN.



GARAGE

GROUND FLOOR

Not to Scale. Produced by The Plan Portal 2026
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*** PORCH**

*** ENTRANCE 6'7" X 5' (2.04m x 1.52m)**

*** DINING ROOM/RECEPTION ROOM 11'4" X 6'1" (3.47m x 1.85m)**

*** HALLWAY 13'5" X 4'9" (4.11m x 1.49m)**

*** SITTING ROOM 17'5" X 13'9" INTO BAY (5.33m x 4.23m)**

*** KITCHEN 12' X 8'6" (3.65m x 2.62m)**

*** UTILITY AREA 8'9" X 6'8" (2.71m x 2.07m)**

*** BEDROOM ONE 13' X 10' TO WARDROBE FRONT (3.96m x 3.0m)**

*** BEDROOM TWO 11'9" X 11'2" INTO BAY (3.62m x 3.41m)**

*** BATHROOM 8'1" X 4'9" (2.46m x 1.49m)**

*** CLOAKROOM 7'9" X 2'6" (2.40m x 0.79m)**

*** GARAGE 16'9" MAXIMUM X 15'9" MAXIMUM (5.15m x 4.84m)**

*** STORAGE ROOM 9'6" X 6'11" (2.92m x 1.86m)**

*** DRIVEWAY PARKING**

*** FRONT, SIDE AND REAR GARDENS**

*** DOUBLE GLAZED AND GAS FIRED CENTRAL HEATING**

*** SECURITY ALARM SYSTEM**







ABOUT THIS PROPERTY

At the side of the property a timber door gives access into the porch which has windows to the rear and side. A timber glazed frosted door leads through to the entrance which in turn gives access to the hallway and dining room/reception room which has two windows to side aspect and further window to front. The hallway has airing cupboard with hot water tank and slatted shelving, further storage cupboard, loft access via a hatch and picture rails. The light and airy sitting room has feature bay window to front aspect, further window to side, window overlooking the dining room/reception room, picture rails and central fireplace with tiled hearth, surround and mantel. The modern fitted kitchen has window and door to side, range of wall and floor mounted cupboards, roll top working surfaces, single sink with drainer and mixer tap, nest of three drawers, wood effect flooring, breakfast bar eating area, storage cupboard, freestanding oven and integrated appliances to include microwave, slimline dishwasher, fridge, freezer and extractor fan. From the kitchen there is access to the utility area which has windows to front, side and rear, space and plumbing for washing machine, wall mounted 'Worcester' boiler and door leading to the garden.

Bedroom one benefits from modern fitted furniture including wardrobes, drawers and two bedside units and has window to rear aspect with pleasant views over the garden. Bedroom two has a built in storage cupboard and also has a window to rear aspect with pleasant views over the garden. The family bathroom has frosted window to side, part tiled walls, towel ladder radiator, pedestal wash hand basin with hot and cold tap and panel enclosed bath with mixer tap and shower attachment over. The separate cloakroom has frosted window to side and low level flush WC.

To the front of the property is a garden laid to lawn with mature shrub and timber fence borders with a pathway leading to the front door. There is a small area to the side of the property being laid to shingle and lawn with access into the utility area which in turn leads through to the kitchen. The rear garden enjoys a good degree of privacy and has a patio running adjacent providing seating in turn leading to the remainder, all of which are bound by mature shrub borders. The property also benefits from a detached garage which has up and over door, light, power and double glazed door giving access to the garden. There is also a storage area within the garage.





DIRECTIONS:

From the Broadway proceed to the main Broadstone roundabout taking the third exit onto Higher Blandford Road. At the traffic lights turn left into Springdale Road and the property can be found on the left hand side just after Springdale First school and Julia's House.

COUNCIL TAX: Band E Dorset Council

ENERGY EFFICIENCY RATING: Band D

VIEWING: Strictly by appointment through **HILLIER WILSON.**

CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS 2008

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

PRIVACY POLICY

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REF: R2093