

29 Fairview Crescent
Broadstone BH18 9AL

Price **£495,000** Freehold



A SUPERBLY PRESENTED THREE BEDROOM,
TWO BATHROOM DETACHED BUNGALOW,
SITUATED IN A QUIET AND POPULAR
RESIDENTIAL LOCATION, OCCUPYING A
SIZEABLE AND MATURE CORNER PLOT.
OFFERED TO THE OPEN MARKET WITH NO
FORWARD CHAIN.



Not to Scale. Produced by The Plan Portal 2026
For Illustrative Purposes Only.



- * ENTRANCE HALLWAY**
- * SITTING ROOM 17'2" x 10'8" (5.24m x 3.29m)**
- * SNUG 9' x 8'4" (2.74m x 2.56m)**
- * KITCHEN 11'7" x 7'9" (3.56m x 2.4m)**
- * DINING AREA 11'5" x 9' (3.5m x 2.74m)**
- * BEDROOM ONE 12'8" x 8'8" TO WARDROBE FRONT (3.9m x 2.68m)**
- * EN SUITE SHOWER ROOM 6'7" x 3'6" (2.04m x 1.09m)**
- * BEDROOM TWO 12'9" x 10'1" (3.93m x 3.07m)**
- * BEDROOM THREE 11'2" x 7'9" (3.41m x 2.4m)**
- * FAMILY SHOWER ROOM 8'6" x 5'8" (2.62m x 1.76m)**
- * FRONT, SIDE AND REAR GARDENS**
- * DETACHED SINGLE GARAGE**
- * DRIVEWAY PARKING**
- * UPVC DOUBLE GLAZED**
- * GAS FIRED CENTRAL HEATING (NEW BOILER INSTALLED 2024)**







ABOUT THIS PROPERTY

The double glazed frosted front door gives access into the spacious entrance hallway which has loft access via a hatch with drop down ladder and electric light, cupboard housing electric meter and further cupboard with slatted shelving and new wall mounted Glow-Worm boiler (installed 2024). The light and airy sitting room has window and door to side, telephone point, TV point and access into the snug which has double opening doors leading to the rear garden and double opening doors to the dining area. The modern fitted kitchen has window to side, range of wall and floor mounted cupboards, roll top work surfaces, part tiled walls, single sink with drainer and mixer tap, nest of three drawers, nest of four drawers, space for washing machine, tumble dryer and dishwasher and integrated appliances to include fridge/freezer, oven, grill, four ring induction hob and extractor fan over. Off the kitchen is the separate dining area which has frosted door to side and sliding patio doors leading to the rear garden.

Bedroom one has windows to front and side, built in cupboard with shelving and fitted wardrobes with sliding doors. The en suite shower room comprises low level flush WC, pedestal wash hand basin with mixer tap, shower cubicle with shower, towel ladder radiator and part tiled walls. Bedroom two has window to front, fitted wardrobe, telephone point and TV point. Bedroom three has window to rear and two built in cupboards. The modern family shower room has two frosted windows to side, vanity unit with inset wash hand basin and mixer tap, low level flush WC, walk in shower with Mira shower, storage cupboard, towel ladder radiator and two fitted mirrors.

To the front of the property is an area laid to lawn with mature shrub and low level brick wall borders. A tarmac driveway provides off road parking for a number of vehicles in turn leading along the side of the property to the detached single garage with up and over door, electric light, power, two windows and personal door to side. The low maintenance rear garden is predominantly laid to paving providing seating in turn leading to the side garden which is laid to lawn with mature shrub and timber fence borders.





DIRECTIONS:

From The Broadway proceed to the Broadstone roundabout and take the third exit into Higher Blandford Road. Fairview Crescent is the second turning on the right hand side.

COUNCIL TAX: Band E BCP Council (Poole)

ENERGY EFFICIENCY RATING: Band C

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

AGENTS NOTE: Under Section 21 of the Estate Agents Act 1979, we advise all prospective purchasers that the vendor is related to an employee of Hillier Wilson Limited.

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

Please see our website for further details.

REF: R2147