2 Canberra Close, Christchurch, Dorset, BH23 2FD

Guide Price **£675,000**



Bedrooms



Living



Bathroom/Ensuite



Parking & Garage





A Well Presented Four Bedroom Property in Christchurch

THIS FOUR BEDROOM DETACHED PROPERTY IS SITUATED IN A MODERN CUL DE SAC WITHIN THE TWYNHAM SCHOOL CATCHMENT AREA. THE PROPERTY FEATURES AN INTEGRAL GARAGE, OFF ROAD PARKING AND A SOUTHERLY REAR ASPECT.

2 Canberra Close is an opportunity to purchase a generous four bedroom property built by Antler Homes in a popular location. The property is situated approx 1.5 miles from Christchurch Town Centre with its historic 11th Century Priory, Town Quay and various shops, cafes, bars and restaurants. Christchurch Mainline Railway Station is also close at hand as well as a number of local neighbourhood shops and regular bus services. This house is also situated within the Twynham School Catchment Area.

The front door leads into the entrance hall where there is a useful storage cupboard and access to the cloakroom with wc and basin. The lounge/dining room enjoys a double aspect with a window to the front and patio doors to the rear garden. There is a limestone fireplace with inset gas fire. The kitchen/breakfast room features a range of base and eye level with some integral appliances. There is a ground floor office which could also be used as a fourth bedroom if required.

Stairs from the entrance hall lead to the first floor landing. There are three double bedrooms on the first floor. Bedroom one benefits from built in wardrobes and an ensuite with wc, basin and shower unit. The main bathroom features a wc, basin and bath with shower over.

There is an attractive frontage and a block paved driveway providing OFF ROAD PARKING leading to the INTEGRAL GARAGE. The rear garden enjoys a SOUTHERLY ASPECT and is laid mainly to lawn. There is also a patio area and rear access to the garage.

TENURE: FREEHOLD. COUNCIL TAX BAND: E



KEY POINTS

- FOUR BEDROOMS
- DETACHED PROPERTY
- TWYNHAM CATCHMENT
- SOUTHERLY REAR ASPECT
- OFF ROAD PARKING
- INTEGRAL GARAGE







The Consumer Protection from Unfair Trading Regulations 2008 (CPRs). These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

THE PROPERTY PROFESSIONALS Christchurch | Southbourne | Highcliffe | Bransgore

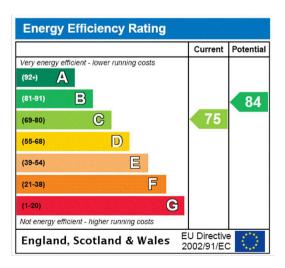












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