

23 Avenue Road, Walkford, Christchurch, Dorset,
BH23 5QH

'OIRO' £775,000



Bedrooms



Living



Bathroom/Ensuite



Parking



EST
1992

THE PROPERTY PROFESSIONALS
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Located in a sought after road on the edge of Highcliffe...

LOCATED IN A SOUGHT AFTER ROAD ON THE EDGE OF HIGHCLIFFE, A BEAUTIFULLY RENOVATED AND EXTENDED THREE BEDROOM PROPERTY WITH BEDROOMS AND BATHROOMS ON BOTH FLOORS, PARKING FOR SEVERAL VEHICLES, AND A LARGE LANDSCAPED REAR GARDEN.

Bright and airy entrance hall with stairs leading up to the master suite and doors to the ground floor accommodation.

The first floor master suite has a dressing room and an en-suite comprising a large shower cubicle, WC and wash hand basin. It has a Velux window and heated towel rail. Within the bedroom is a seating area with space for a chair and console unit.

The two remaining double bedrooms are located on the ground floor, along with another nicely designed bathroom with a large shower cubicle and separate bath, large wash hand basin with vanity drawers, and a WC. It has an obscured glazed window and heated towel rail.

Even more impressive than the rest of the property is this superb and stylishly designed open plan living space that spans the full width of the property, has a vaulted ceiling with sky lights, and sliding doors into the garden.

Incorporating the lounge, dining area and kitchen in one space, whilst providing the feeling of individual rooms. The kitchen comprises a comprehensive range of cupboards and drawers with contrasting worktops with sunken power/USB points, and a breakfast bar. NEFF integrated double oven, induction hob, fridge freezer and dishwasher, with a separate utility room providing space for the washing machine and tumble dryer, and with an additional sink and drainer. The combination of spotlights, pendent and under unit lighting allows you to set the mood as you wish.

Outside

A generous frontage, laid to stone, provides off street parking for several vehicles. A side gate provides access to the garden.

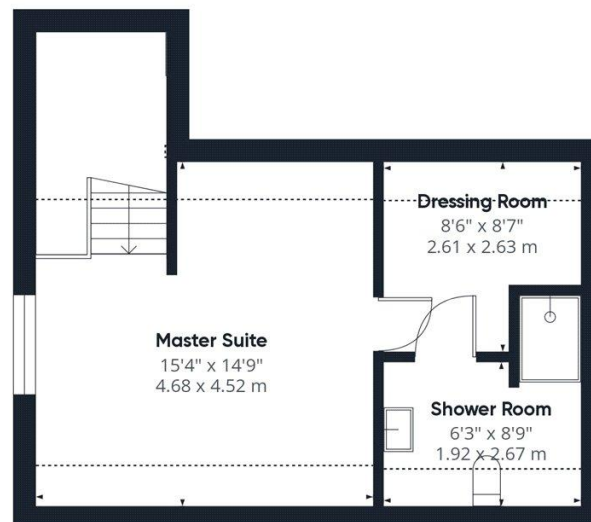
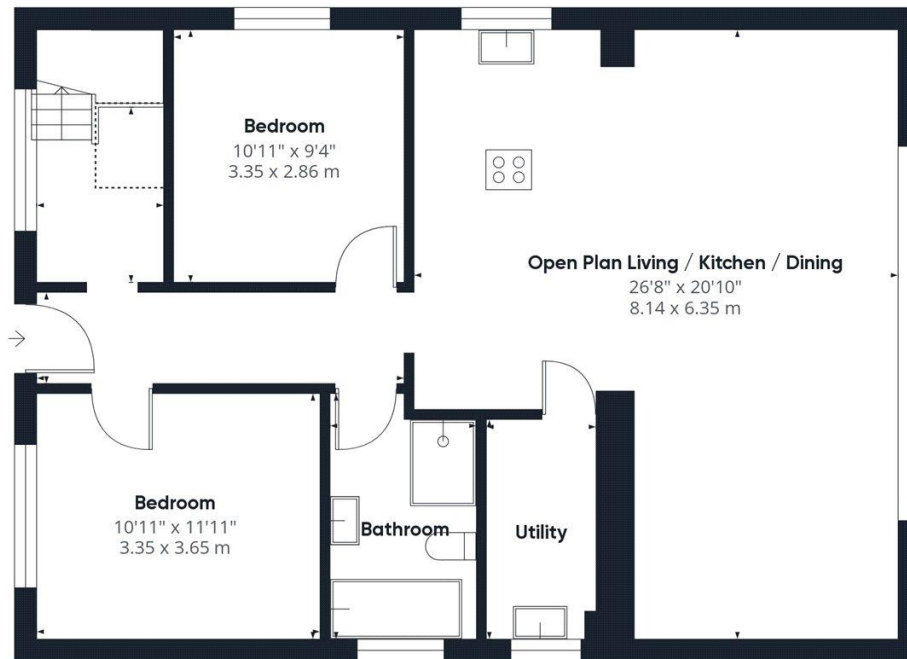
The large, landscaped rear garden has a full width patio providing a wonderful setting to enjoy the outlook. A further patio at the far end and a summer house, means you can enjoy plenty of sun in the garden throughout the day and evening.

Council tax band D.



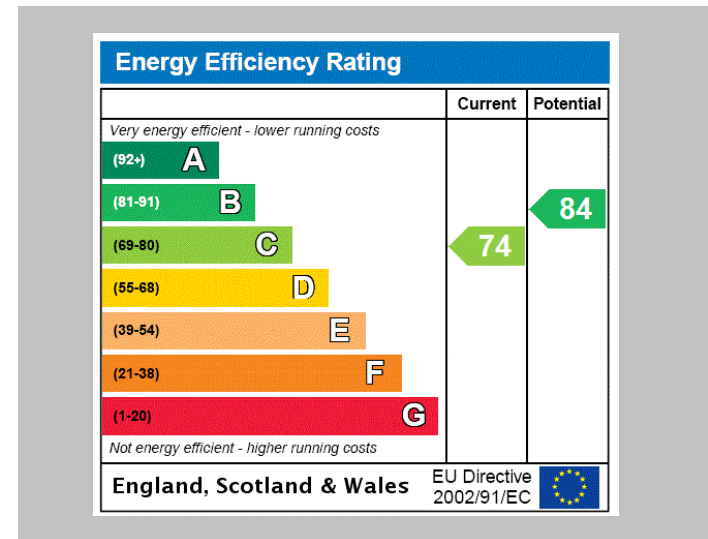
KEY POINTS

- No chain
- Beautiful property close to the Beach and New Forest
- En-suite and dressing to master
- Impressive, vaulted ceiling open plan living space
- Stylish kitchen with separate utility room
- A large, landscaped rear garden
- Off street parking for several vehicles



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.

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