

30 Denham Drive, Highcliffe, Christchurch,
Dorset, BH23 5AT

Asking Price **£725,000**



Bedrooms



Living



Bathroom/WC



Parking/Garage



EST
1992

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'Recently renovated and extended. 1600 sq. ft. of versatile accommodation...'

RECENTLY RENOVATED AND EXTENDED. 1600 SQ. FT. OF VERSATILE ACCOMMODATION OVER TWO FLOORS, CURRENTLY SETUP AS FOUR BEDROOMS, A SNUG AND AN OFFICE. THREE BATHROOMS INCLUDING AN EN-SUITE, PLUS A SEPARATE WC. PRIVATE SUNNY GARDENS, A 14'5" X 10'6" LOG CABIN, AND A 18'6" X 11'2" GARAGE. SUPERB LOCATION.

Lovely bright entrance hall with Velux windows and doors to accommodation.

The open plan triple aspect living space has two large windows and bifold doors into the garden. The newly fitted, tiled kitchen, comprises a generous range of eye and base level units with cupboards with under lighting, drawers, and a larder. Range of integrated appliances and an 'Aga' style cooker.

On the ground floor there are three useable bedrooms although the current owners use two as a snug and office respectively. The downstairs bathroom is tiled and comprises both a bath and separate shower cubicle, a WC and wash hand basin. Heated towel rail and obscured glazed window.

Alongside is an additional separate modern cloakroom with a WC and wash hand basin, again with an obscured glazed window.

On the first floor are three further bedrooms, two of which are good size double rooms, and the master benefitting from a tiled en-suite shower room with a wash hand basin and WC and has an obscured glazed window and heated towel rail.

The spacious first floor bathroom comprises a bath and shower cubicle, a wash hand basin and WC, is tiled and has a heated towel rail and obscured glazed window.

Outside

A brick paved driveway on the front provides off road parking, with additional parking at the rear accessed via double wooden gates, and in turn leading to the recently constructed garage which has its own 50amp supply so could act as a workshop.

The gardens are mainly laid to lawn, with various established shrubs throughout. The rear and side gardens have a high degree of privacy and enjoy plenty of sun.

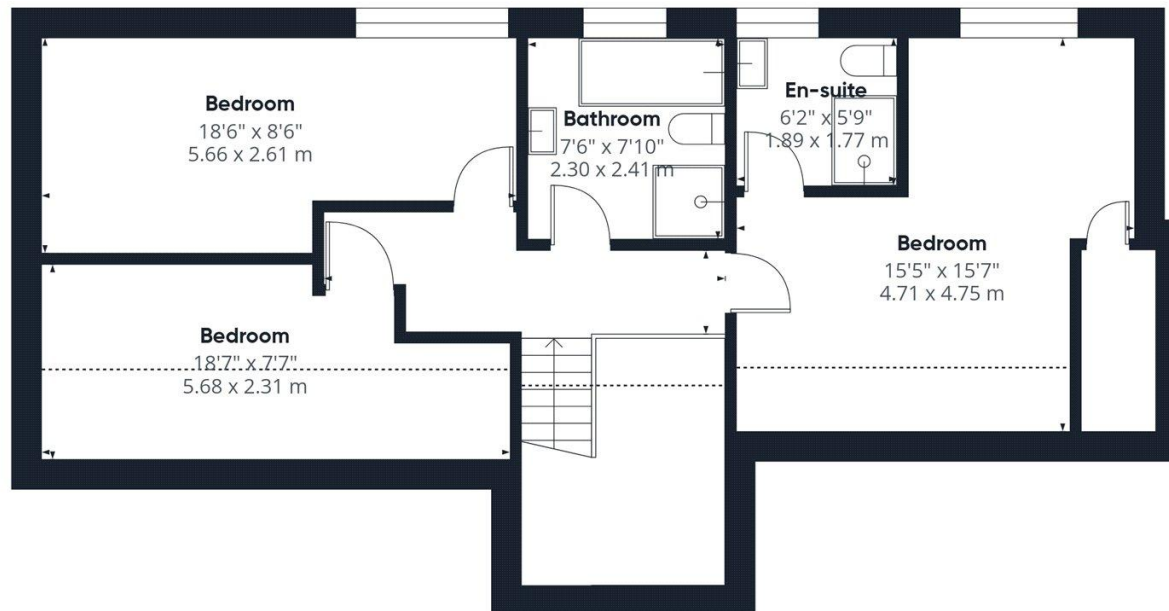
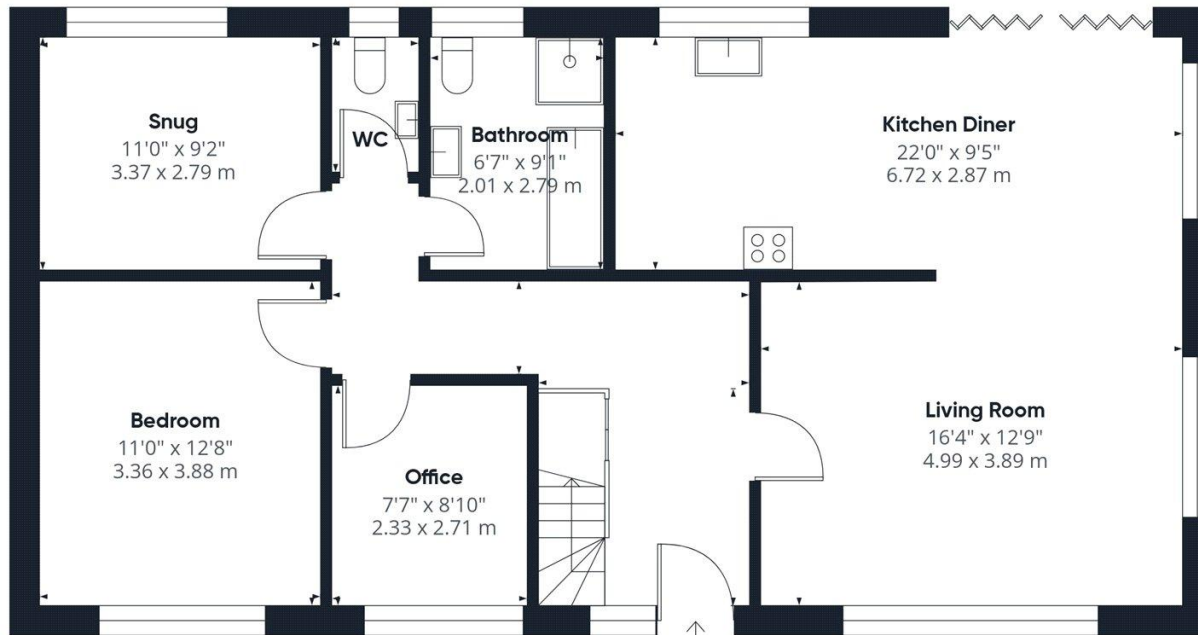
The log cabin (approx. 4 years old) is a great addition and has various uses. Currently acting as a summer house, it could be a great home office. It has a 30amp supply and water.

Council tax band E.



KEY POINTS

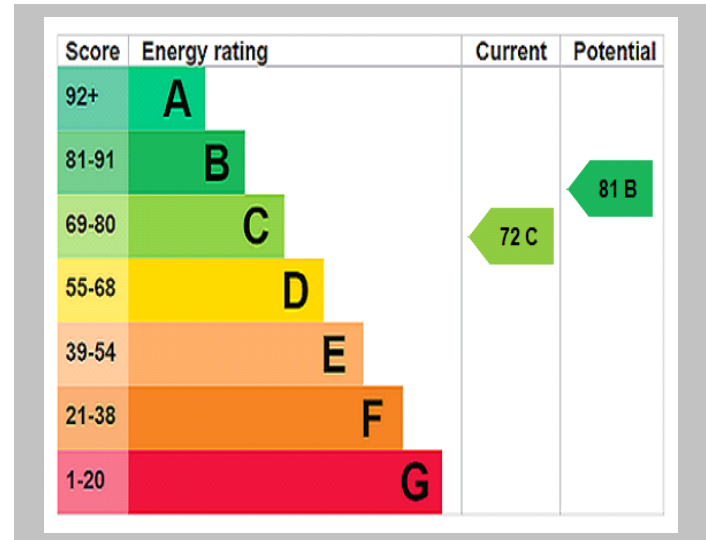
- Recently extended and renovated property near to the local school
- Super location just a short distance from the beach and high street
- Private, sunny gardens
- A 14'5" x 10'6" log cabin that has a 30amp supply and water
- Bifold doors into the garden
- 3 bath/shower rooms & a WC
- Garage/Workshop measuring 18'6" x 11'2" with a 50amp supply



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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Christchurch | Southbourne | Highcliffe | Bransgore



Slades - Highcliffe 356 Lymington Road, Highcliffe, Christchurch, Dorset, BH1
01425 277773 | info@sladeshighcliffe.co.uk
Website www.sladeshomes.co.uk

