

8 Newlands Road, Christchurch, Dorset,  
BH23 3QJ

Guide Price **£400,000**



3

Bedrooms



1

Living



1

Bathroom



Parking & Garage



EST  
1992

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# Detached Bungalow With Excellent Potential to Modernise

SITUATED IN A SOUGHT-AFTER RESIDENTIAL AREA, THIS WELL-PROPORTIONED DETACHED BUNGALOW OFFERS VERSATILE ACCOMMODATION, GENEROUS ROOM SIZES, AND EXCELLENT POTENTIAL FOR MODERNISATION OR PERSONALISATION.

The property opens into a central hallway, providing access to all principal rooms and creating a natural flow throughout the home. To the front, a spacious living room enjoys a bright dual-aspect feel, offering an ideal space for both relaxing and entertaining.

The kitchen is sensibly arranged with ample worktop and storage space, positioned conveniently adjacent to the main living areas and offering scope for reconfiguration into a contemporary open-plan layout if desired.

There are three bedrooms in total. The principal bedroom is a particularly generous double, while the second bedroom also offers comfortable proportions. The third bedroom provides flexibility as a guest room, home office, or hobby space. A shower room completes the internal accommodation.

The layout, all on one level, makes the property especially appealing for those seeking lateral living, downsizers, or buyers looking for long-term accessibility.

Outside there is a well presented front garden along with plenty of off road parking and a garage. The rear garden is particularly generous and private with an area of patio to the immediate rear of the property.

Christchurch is a historic coastal town known for its blend of character, convenience, and natural beauty. The property is well placed for access to:

- The picturesque Christchurch Quay, perfect for riverside walks and dining

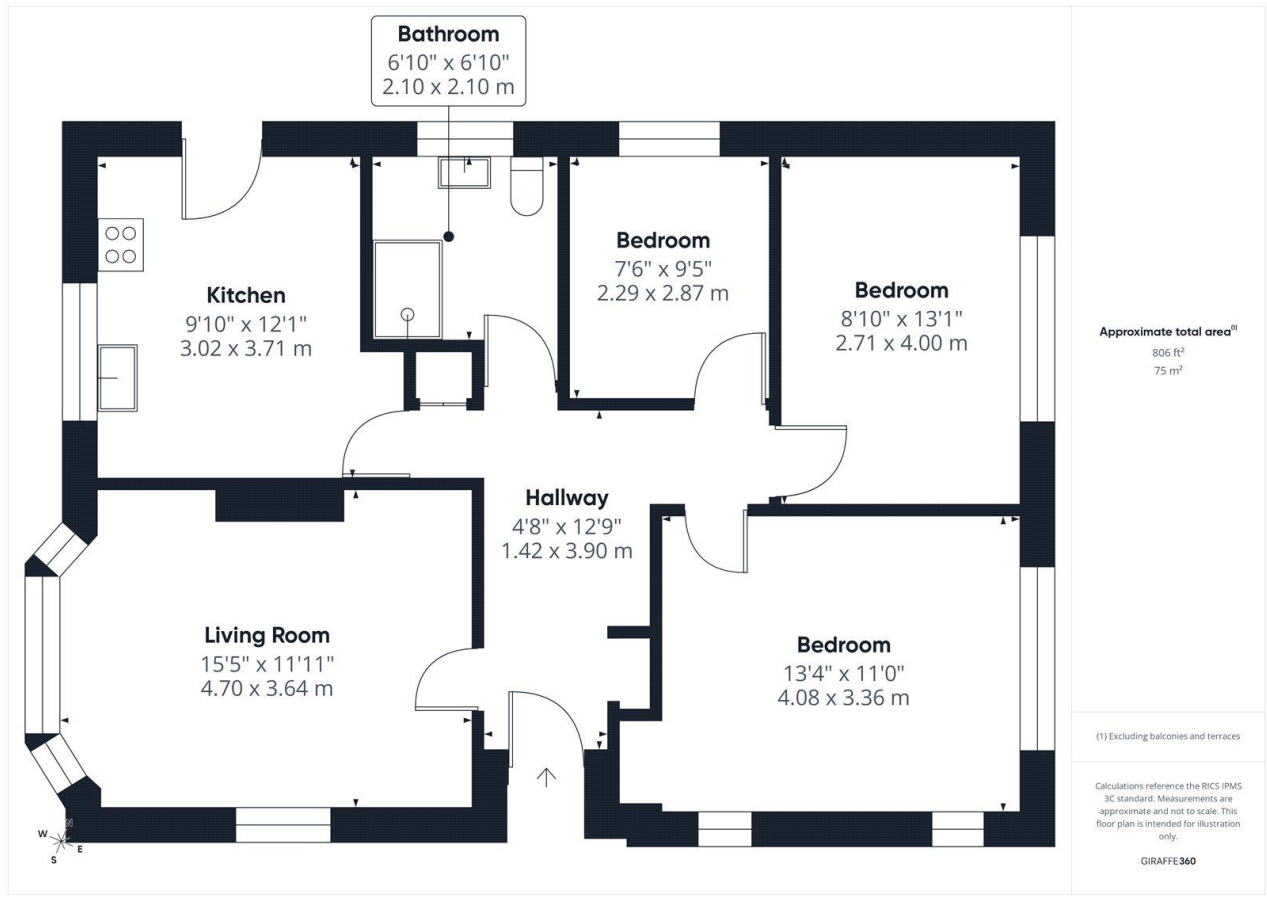
- The stunning beaches and coastline of Mudeford and Hengistbury Head
  - A range of local shops, supermarkets, and amenities within easy reach
  - Excellent transport links, including nearby rail services from Christchurch Railway Station
  - The larger neighbouring town of Bournemouth, offering extensive shopping, dining, and entertainment options
- The area is also well regarded for its schooling.

TENURE: FREEHOLD  
COUNCIL TAX BAND: D



## KEY POINTS

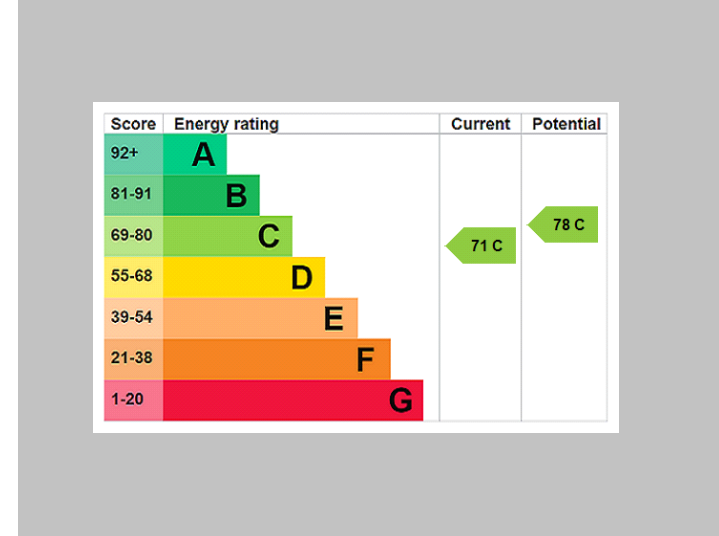
- NO CHAIN
- FLEXIBLE LAYOUT
- GENEROUS GARDEN
- PARKING & GARAGE
- DETACHED BUNGALOW
- POTENTIAL TO IMPROVE



**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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