

32 De Havilland Way, Mundeford,  
Christchurch, Dorset, BH23 4DG

Guide Price **£400,000**



Bedrooms



Living



Shower Room



Garage in Block



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1992

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# A Three/Four Bedroom House in Mundeford

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THIS THREE/FOUR BEDROOM END OF TERRACE HOUSE BENEFITS FROM A GENEROUS GARDEN TO THE FRONT, REAR & LEFT HAND SIDE. THE PROPERTY HAS A GARAGE IN A BLOCK AND OCCUPIES AN ENVIABLE LOCATION IN CLOSE PROXIMITY TO MUDEFORD QUAY AND AVON BEACH.

32 De Havilland Way is an opportunity to purchase an extended three/four bedroom house in a sought after location. The property is situated within a short distance of the picturesque Mundeford Quay, Stanpit Nature Reserve and the sandy Avon Beach. Christchurch Town Centre with its 11th Century Priory, Town Quay and various shops, cafes, bars and restaurants is under 2 miles away. Mundeford Infant & Junior Schools are also close by.

The front door leads into the porch and in turn the entrance hall where there is an understairs storage cupboard and a ground floor cloakroom with wc and basin. The kitchen is set to the front of the property with some integral appliances. There is an L-shaped lounge/diner with sliding doors to the rear garden. The property has been extended to create an additional room which is currently used as an office but would make a great snug or even an additional bedroom.

Stairs from the entrance hall lead to the first floor landing with a storage cupboard. There are three bedrooms; two of which have built in storage. There is a shower room with wc, basin and shower unit. This room has underfloor heating.

The impressive garden is a key feature of this home and wraps around three sides of the property. The gardens to the left and rear are enclosed and laid mainly to lawn with a patio area. There is a garden shed.

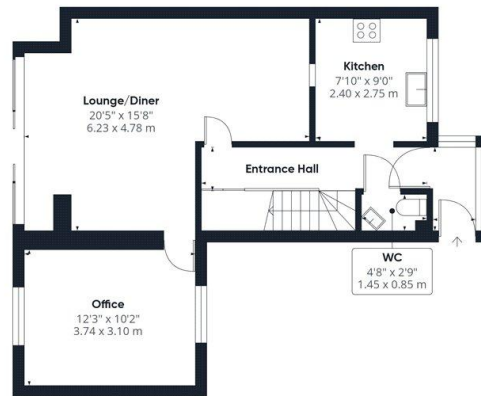
The property benefits from a GARAGE IN A BLOCK.

TENURE: FREEHOLD  
COUNCIL TAX BAND: C



## KEY POINTS

- THREE/FOUR BEDROOMS
- END TERRACE HOUSE
- GARDEN TO THREE SIDES
- CLOSE TO QUAY & BEACH
- GARAGE IN BLOCK
- EXTENDED



### Ground Floor



### Floor 1

Approximate total area<sup>(1)</sup>

932 ft<sup>2</sup>

86.5 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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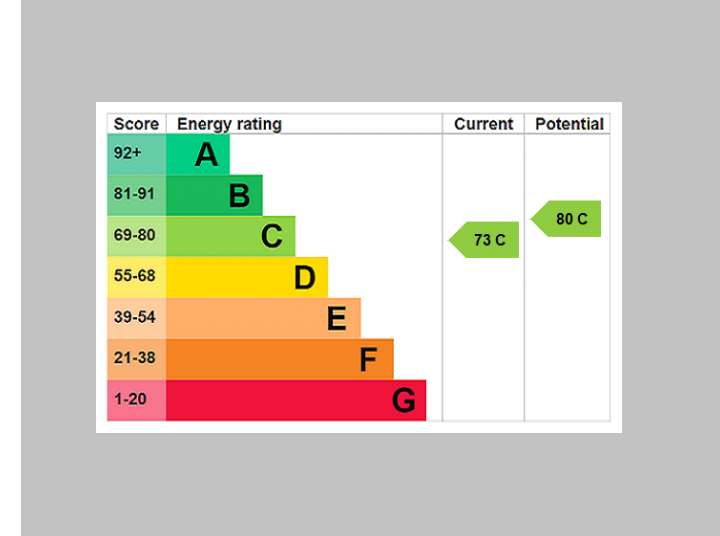


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