34 Portfield Close, Christchurch, Dorset, BH23 2AH

Asking Price £295,000



Bedrooms



Living



Bathroom





TWO BEDROOMS...END TERRACE HOUSE...TWYNHAM SCHOOL

THIS TWO BEDROOM END TERRACE HOUSE IS SITUATED IN THE TWYNHAM SCHOOL CATCHMENT AREA. THE PROPERTY IS WELL SITUATED FOR CHRISTCHURCH TOWN CENTRE AND TRAIN STATION ALONG WITH HAVING A SOUTH WESTERLY ASPECT GARDEN.

34 Portfield Close is an opportunity to purchase a two bedroom property towards the end of a quiet cul de sac in a sought after location. The property is situated approx half a mile 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 regular bus services connecting the surrounding area. This house is also situated within the Twynham School Catchment Area.

The ground floor comprises a welcoming living room with generous proportions and an abundance of natural light, The kitchen features a range of eye and base level units along with space for appliances. A conservatory overlooking the garden Could be used as a dining area, garden room, or relaxed entertaining space.

On the first floor, there are two comfortable bedrooms, including a spacious principal bedroom, alongside a family bathroom. The second floor boasts a versatile loft room, perfect for use as a third bedroom, home office or hobby room, providing valuable additional space.

Externally, the property enjoys a good-sized garden, offering plenty of scope for landscaping or extension along with potential to create off road parking to the front of the property. (subject to the usual consents).

Tenure: Freehold Council Tax Band: C



KEY POINTS

- POTENTIAL TO MODERNISE
- GENEROUS LIVING ROOM
- CONSERVATORY
- TWO BEDROOMS
- NO CHAIN
- CLOSE TO TOWN CENTRE







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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