

57 Arnewood Road, Southbourne,
Bournemouth, Dorset, BH6 5DL

Guide Price **£480,000**



Bedrooms



Living



Bathroom/Ensuite



Parking



EST
1992

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A super home set in the heart of Southbourne!

Beautifully presented, this spacious three-bedroom family home is set in a popular residential road just a short walk to both Southbourne Grove and local clifftops.

The house has been modernised in recent years to include modern fixtures and fittings throughout and is therefore ready much a home ready to move into.

One of the houses' key selling points in the larger than average rear garden, measuring almost 70' in length and benefiting from a paved alfresco area immediately abutting the rear of the house, a middle lawned area and a decked area to the rear with the good-sized garden room.

Internally, a welcoming entrance hall offers access into a 24' Lounge/Diner, an extended and modernised 15' Kitchen and a ground floor WC.

The first floor offers three bedrooms and a modernised shower room. The

two largest bedrooms are both good doubles whilst the third bedroom is a good single.

The shower room has been fitted with a fully tiled walk-in shower, wash hand basin and WC.

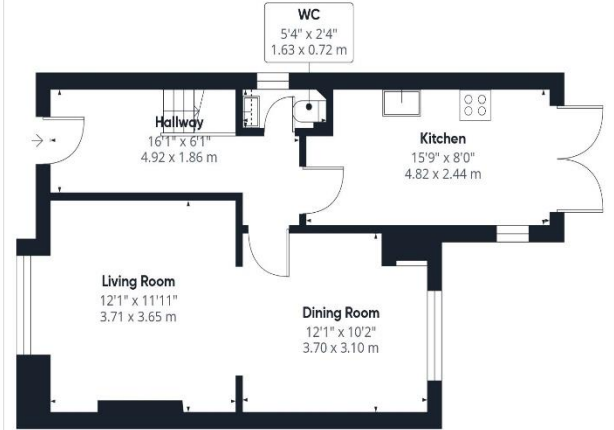
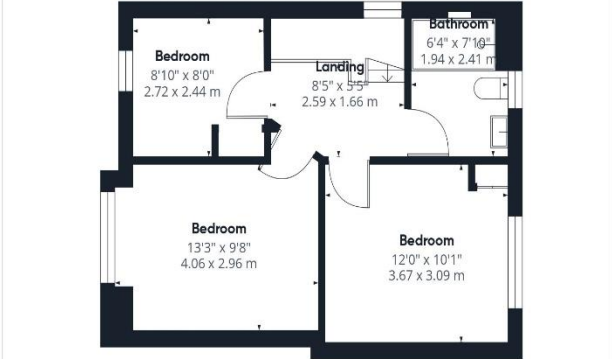
The house is UPVC double glazed throughout and benefits from gas fired central heating. There is a dropped kerb to the front offering off road parking.

With our clients suited, an internal inspection comes highly recommended!



KEY POINTS

- Very well presented
- Modernised kitchen & Shower room
- 24' Lounge/Diner
- Three bedrooms
- Popular location
- Large rear garden with garden room
- Off road parking
- Vendor suited

 Ground Floor Building 1	 Floor 1 Building 1	Approximate total area⁽¹⁾ 1056 ft² 98 m² Reduced headroom 1 ft² 0.1 m² (1) Excluding balconies and terraces Reduced headroom Below 5 ft/1.5 m Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only. GIRAFFE360
 Ground Floor Building 2		
		

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