

59 Druitt Road, Christchurch, Dorset, BH23 3DW

Asking Price **£320,000**



Bedrooms



Living



Bathroom



Parking & Garage



EST
1992

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A Two Double Bedroom End of Terrace House

THIS WELL-PROPORTIONED TWO-BEDROOM HOUSE BENEFITS FROM WELL-PRESENTED ACCOMMODATION, A GENEROUS REAR GARDEN, DETACHED DOUBLE GARAGE AND OFF-ROAD PARKING.

The ground floor offers a spacious open-plan style lounge and dining area, The room benefits from plenty of natural light and provides a versatile space for both relaxing and entertaining. To the rear is a useful conservatory, overlooking and providing access to the garden.

The kitchen is fitted with a range of wall and base units, contrasting work surfaces and integrated cooking facilities, with space for a number of freestanding appliances. A ground floor shower room and separate WC add further practicality.

Upstairs are two well-proportioned bedrooms both of which with built in storage. Serviced by a modern family bathroom.

Externally, the property benefits from a large and established rear garden, which is predominantly laid to gravel with mature trees, established planting and paved pathways. The generous plot provides plenty of space for outdoor dining, entertaining and family use, while the detached garage, which can be accessed via double gates from the lane at the rear of the property, provides excellent storage and potential for a variety of uses, subject to any necessary permissions.

To the front, the property enjoys a large private driveway, providing ample parking for several vehicles and adding to the property's practicality.

Tenure: Freehold
Council Tax Band: B



KEY POINTS

- WELL PRESENTED
- GENEROUS GARDEN
- DETACHED DOUBLE GARAGE
- OFF ROAD PARKING
- GROUND FL SHOWER & WC
- TWO DOUBLE BEDROOMS



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		85 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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