52 Stourvale Road, Southbourne,
Bournemouth, Dorset, BH5 2LA

Price Guide £375,000

3
Bedrooms

2
Living

1
Bathroom/Ensuite

Y
Parking



EST 1992

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A spacious home with a great sized garden!

This spacious semi-detached home, which is set in a convenient and popular location just a short walk to the amenities at Southbourne Grove, offers three double bedrooms, off road parking and a great sized rear garden!

The house is presented in clean and tidy order throughout but would benefit from a degree of modernisation. There is also the possibility to take things further, subject to the necessary consents being received to create a large open plan living space and extension to the rear of the house.

The ground floor offers two reception rooms, with the largest being an impressive 25' long. The smaller reception is set behind the main living room and adjoins the kitchen, which, although a little dated, has been well fitted and is perfectly functional.

There is also a sunroom to the rear and a ground floor WC accessed off the entrance hallway.

Upstairs, there are three double bedrooms and a family bathroom accessed off the split-level landing. A rarity for houses within this price bracket, all three are doubles and will comfortably accommodate double beds and other bedroom furniture.

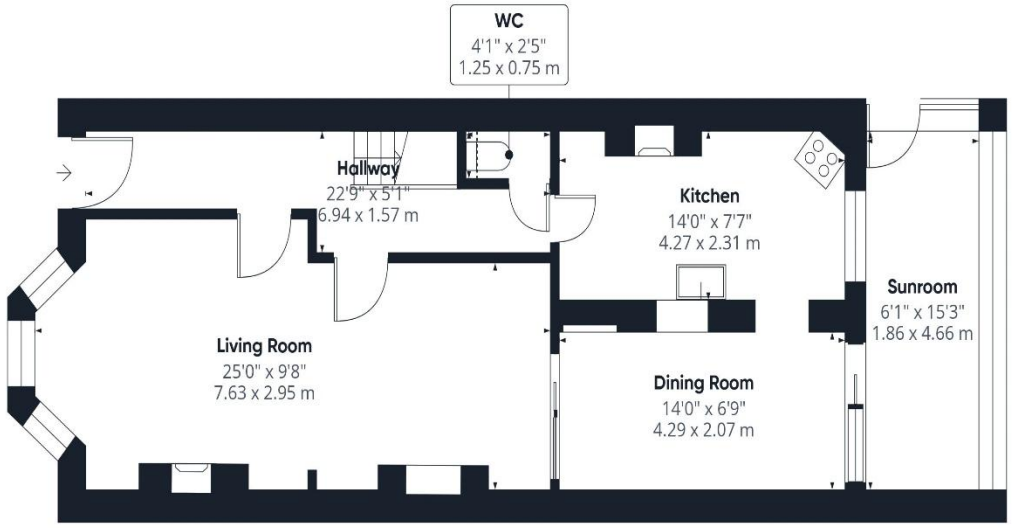
Externally, there is allocated parking set to the front of the house whilst the rear garden is a fantastic size, measuring some 80' in length. To the rear of the garden there is a workshop, which although in need of some repair, offers a great base to work off.

Further benefits include UPVC double glazing, gas fired central heating and no onward chain.

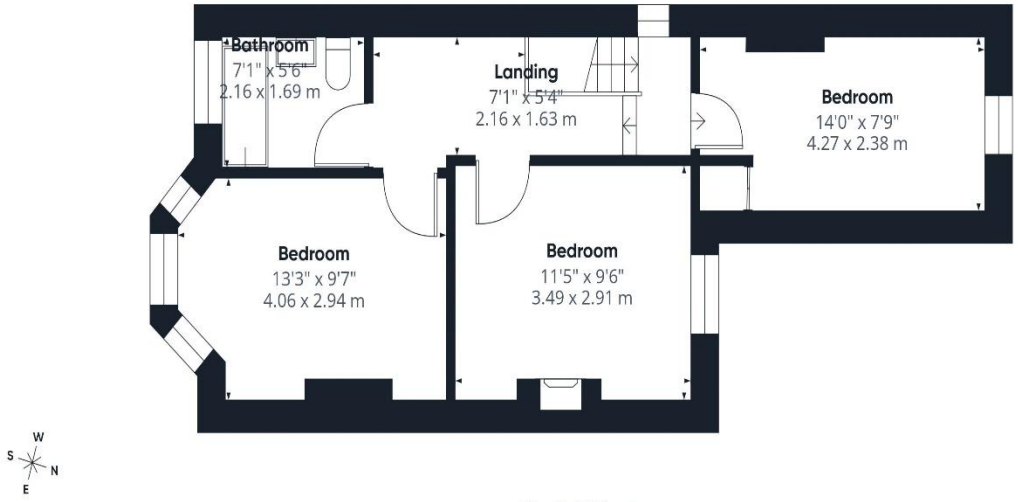




KEY POINTS
Spacious family home
Three double bedrooms
25' Living room
Great sized garden
In need of some updating
GFCH & UPVC D/glazing



Ground Floor Building 1



Floor 1 Building 1

Approximate total area(1)

1094 ft²

101.7 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.

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