



**St. Marys Road**  
Ferndown BH22 9HB  
**Guide Price £475,000**





GUIDE PRICE £475,000  
FREEHOLD

This superbly positioned and deceptively spacious two bedroom detached bungalow is positioned in a convenient and sought after location approximately 500 metres from Ferndown town centre.

The property is immaculate throughout and benefits from off road parking for several vehicles, a car port and two garages, a lovely garden and **NO ONWARD CHAIN.**

Kitchen/Breakfast Room  
Detached Bungalow  
No Onward Chain  
Immaculate Throughout  
Two Bedrooms  
Off Road Parking For Several Vehicles  
Two Garages & Car Port  
Lovely Garden  
Conservatory  
Popular & Convenient Location  
Lots Of Potential For Extension

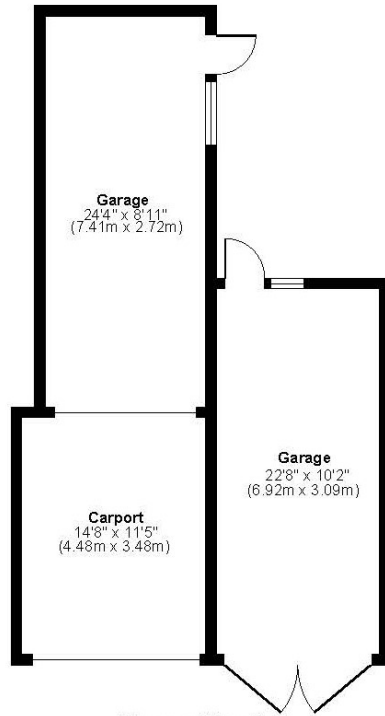
EPC D | Council Tax Band D

01202 434365  
ferndown@winkworth.co.uk

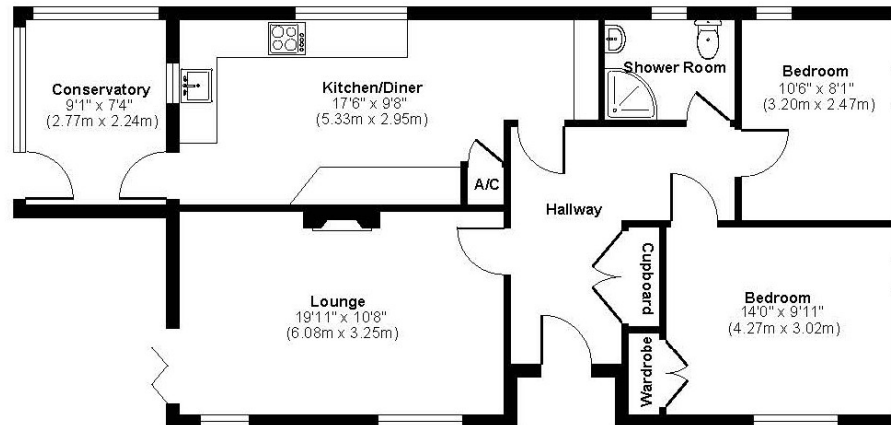


## St Mary's Road

Approx. Gross Internal Floor Area 1313 sq. ft / 122.00 sq. m (Including Garage & Excluding Carport)  
Illustration for identification purposes only, measurements approximate and not to scale.



**Garages/Car Port**  
Approximate Floor Area 478 sq. ft/ 44.44 sq. m



**Floor Plan**  
Approximate Floor Area  
835 sq. ft (77.56 sq. m)



## LOCATION

A stones throw from Ferndown town centre, which has a range of shops, cafes and amenities including an M&S Foodhall, leisure centre and championship golf course. There are bus routes within a very short walk giving you easy access to Bournemouth, Poole & Wimborne all of which have an excellent range of shops, bars, restaurants and leisure facilities. Award winning sandy beaches are just twenty minutes away and the A31 provides quick access to the New Forest, Southampton and London.

Winkworth Ferndown

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