Nicholas Humphreys

21 Heron Drive, Colehill, BH21 2NQ

£515,000

- Sought After Colehill Location
- Large Open Plan Kitchen/Diner
- Two Family Bathrooms
- Large Frontage With Ample Off Parking
- Double Glazed
- No Forward Chain
- Five Good Size Bedrooms
- Lawned and Decking Rear Garden
- Gas Fired Central Heating

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21 Heron Drive, Colehill BH21 2NQ

This spacious five bedroom detached bungalow is situated in the popular location of Colehill, close to the village centre and scenic country side walks. An ideal family home presented in good order throughout, boasting a modern open plan kitchen/diner and lounge with patio doors out to the rear garden. With good size frontage, the property would be ideal for someone with a number of vehicles or motorhome etc. The rear garden has a good deal of seclusion and is decked, lawned and has paved areas. A super home offered with the added benefit of no forward chain.

2 5 2

Council Tax Band: D

Property Details

Area
Colehill is a small village located on the outskirts of the town of Wimborne Minster and is surrounded by beautiful countryside, with the New Forest National Park on the door step. The village has a population of around 5,000 people and is within the catchment of good quality first and middle schools. There are many walking and cycling trails in the area, which offer stunning views. The village is also home to several parks and gardens, which are perfect for picnics and relaxing in the sun. Conveniently located with easy access to Ringwood, Bournemouth, Poole and London via the A31 leading onto the M27/M3 to London. The village also has a strong community spirit, with many local events and festivals taking place throughout the year. It has several historic buildings and landmarks, including the St. Michael's Church, which dates back to the 12th century. Colehill is a charming and peaceful village that offers a chance to escape the hustle and bustle and enjoy the beauty of the English countryside.

Description
Accommodation Comprises. Entrance porch with space for coats with a glazed inner door leading to the entrance hall. Archway through to lounge, feature brick fireplace with inset wood burner, wooden over mantle and stone hearth, patio doors to rear garden.
Separate open plan Kitchen/Diner boasting shaker style cupboards with ample storage and a range of work surfaces with matching breakfast bar. Inset Electric Hob with extractor hood, Neff Double oven, built in microwave, and space for fridge/freezer. Additional range of built in storage cupboards incorporating washing machine and tumble dryer, the dining area is open to the kitchen area being a good size with window to the front.
An inner hallway leads to a Shower room with Walk in Shower, Low Level W.C, vanity with hand basin, part tiled with window to side aspect.
Bedroom One, a generous sized double room with large built in wardrobe, windows to rear garden.
Bedrooms Two, window to rear aspect.
Bedroom Three, a large double with window to front.
Bedrooms Four and Five are small double rooms with windows to front and rear
Bathroom Two comprises, paneled bath with attached shower and glazed screen, wash hand basin, low level W.C, part tiled, heated towel rail and tiled floor.
Outside the Rear Garden is part decked with adjoins the property area and steps down to a lawned and paved areas. There are also flower and shrub borders. Timber paneling fully encloses the area for privacy. Side access to a large Frontage, gravel driveway providing ample off road parking for numerous vehicles. Adjacent to this is a garden mainly laid to lawn with high hedges offering seclusion to the side access and further flower and shrub borders. There is a secluded Summer house with it's own power supply.

Tenure
Freehold

21 Heron Drive

DETAILS

Total area:1237.43 sq ft
Living area:1209.79 sq ft

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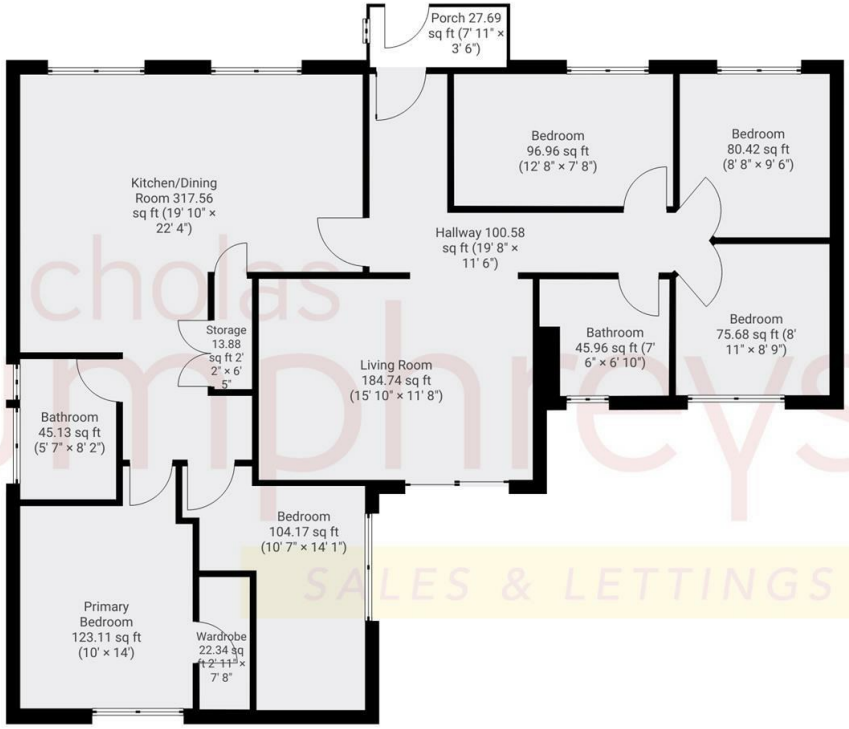
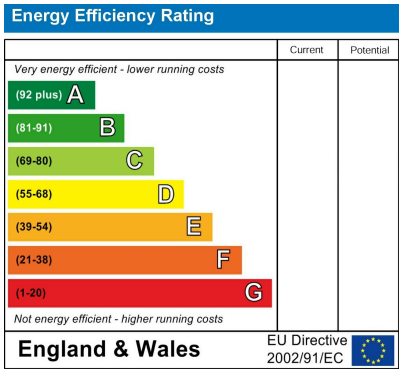
The floorplan is for illustrative purposes only. All dimensions and measurements are approximate. Actual sizes may vary due to construction tolerances, finishing variations, and other factors. Prospective buyers or tenants are advised to verify all measurements independently before making any decisions.

0' 2' 4' 6' 8' 1:73

Ground Floor

TOTAL AREA:1237.43 sq ft·LIVING AREA:1209.79 sq ft·





Viewings

Viewings by arrangement only.
Call 01202 88 90 88 to make an appointment.