



35 Beacon Park Road, Upton, Poole, Dorset, BH16 5NZ

Asking Price £369,950

- Three Double Bedrooms
- Semi Detached Bungalow
- South Facing Garden
- Beautifully Presented
- Popular Location
- Extended Accommodation
- Gas Central Heating
- En-Suite Shower Room
- Spacious Throughout
- No Forward Chain!

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NO FORWARD CHAIN! We are delighted to offer for sale this substantially extended and beautifully presented semi detached bungalow, set in the heart of Upton on the popular 'Beacon Park' development.



Council Tax Band: D

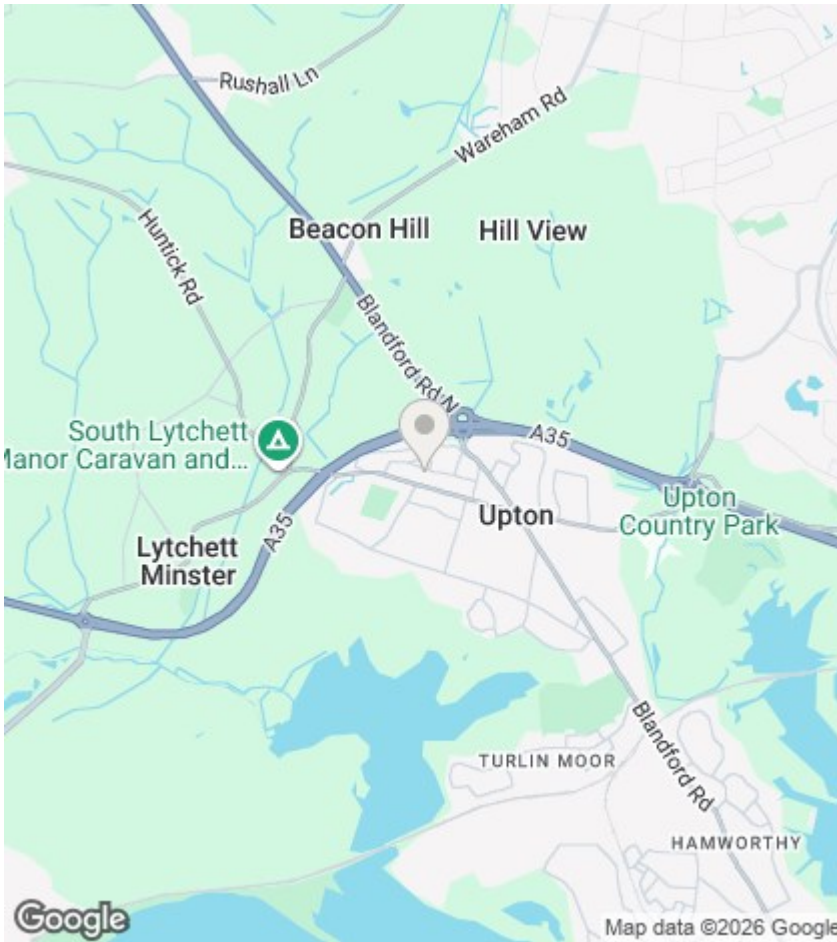


Beacon Park Rd

Following a sizeable side extension to create a much larger footprint, the generous accommodation briefly comprises; superb main bedroom with en-suite shower room and French doors to the rear garden, two further double bedrooms, lounge/dining room, well appointed kitchen and immaculate family bathroom.

Further benefits include; gas central heating, UPVC double glazing, ample driveway providing off road parking and a lovely south facing rear garden.

Situated within easy reach of local amenities, bus routes and popular local schooling, we believe this versatile property has many attractive features to suit a variety of potential buyers and recommend internal viewings to appreciate everything it has to offer. This can be arranged by calling our Upton office at your earliest convenience.



Agents Note

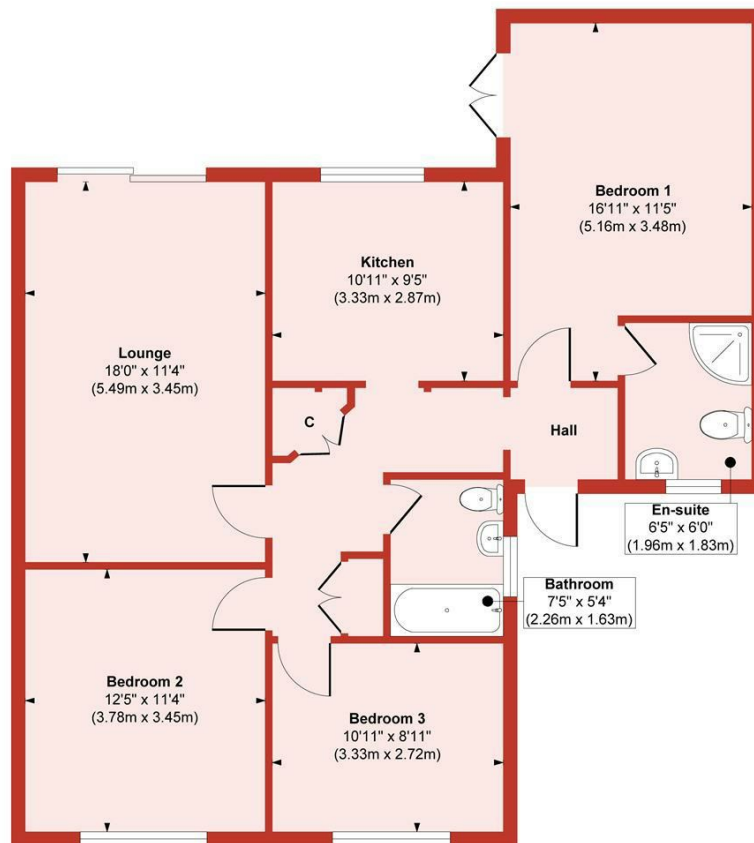
Whilst every attempt has been made to ensure the accuracy of details and measurements contained in these particulars, they are not to be relied upon especially when potential cost could be incurred. No appliances have been tested so the agent cannot verify that they are in working order. The agent has not seen any legal documentation to verify the legal status of the property. This must be verified by your chosen solicitor.

Viewings

Viewings by arrangement only. Call 01202 622101 to make an appointment.

EPC Rating:

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Floor Plan

Approx. Gross Internal Floor Area 945 sq. ft / 87.79 sq. m

Produced by Elements Property