GREYS

ESTATE AGENTS









1 Ashmore Crescent, Hamworthy, Poole, Dorset, BH15 4DG

Asking Price £595,000

- Three Double Bedrooms
- Boathouse/Garage
- Gravel Driveway
- Huge Scope For Extension (STPP)
- Views Of The Water
- Character Family Home
- Sizeable South Facing Garden
- Spacious Throughout
- Two Mins Walk To The Beach
- Rare Opportunity!

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We are delighted to provide this rare opportunity to acquire this spacious 1930's detached family home, ideally situated just a two minute stroll from Hamworthy Beach and Park.

3 1 2 E

Council Tax Band: D







Ashmore Crescent

Brimming with character and offering enormous scope for further extension (subject to the necessary planning permissions), this charming home combines period features with an enviable coastal location.

The well proportioned accommodation begins with an inviting entrance porch leading into a spacious hallway, with a convenient downstairs cloakroom. The ground floor offers a generous lounge, a separate dining room, a fitted kitchen, and an impressive conservatory spanning the full width of the property, creating an exceptional additional living space with delightful views over the garden.

Upstairs, the property features three generous double bedrooms and a family bathroom. The rooms to the rear on the first floor enjoy sea views, while the conservatory and rear garden offer occasional glimpses of the water. Throughout the home, original character features, high ceilings, fireplaces and well balanced room proportions create a light and welcoming atmosphere, with the property presented in good decorative order.

Outside, the fantastic south facing rear garden is a particular highlight, being predominantly laid to lawn with a spacious patio ideal for outdoor dining and entertaining. To the rear of the garden is a substantial boathouse/garage, providing excellent storage, workshop space or potential for a variety of uses. To the front, a gravel driveway provides off road parking.

Offering spacious accommodation, significant potential to enhance, and an exceptional location moments from the beach, this is a wonderful family home that presents a rare opportunity to create a truly outstanding coastal residence. To arrange a viewing, please contact our Upton office.















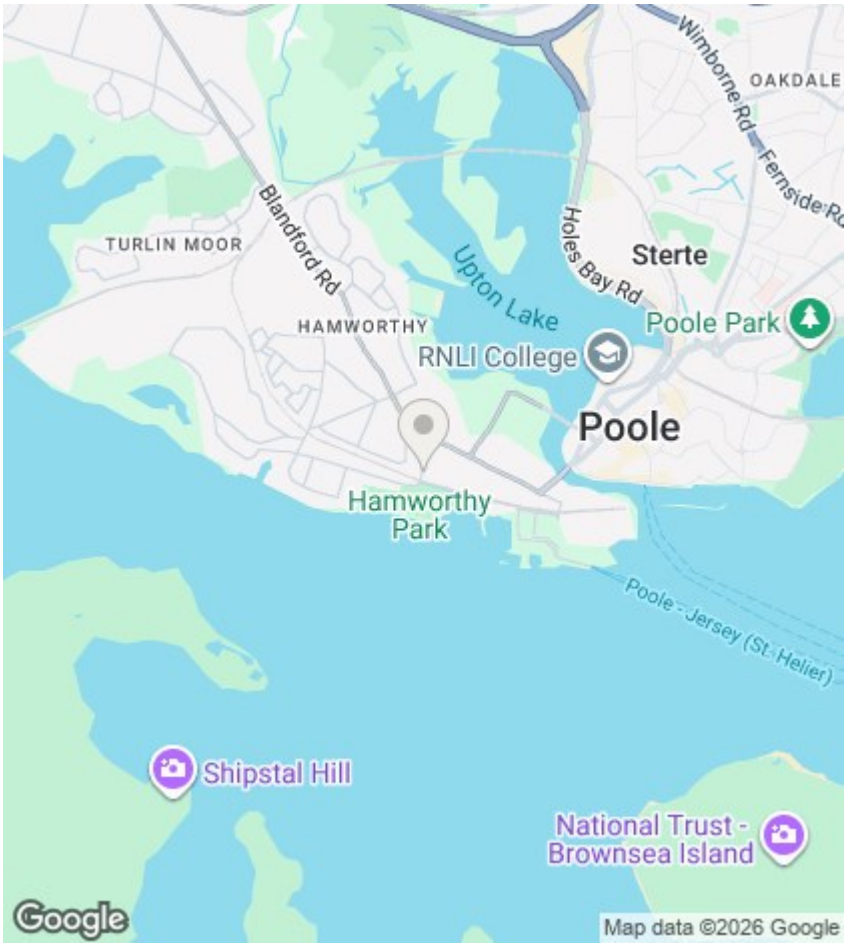












Agents note

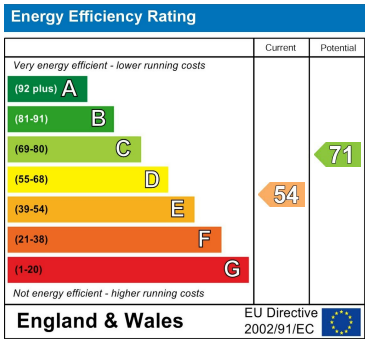
Whilst every attempt has been made to ensure the accuracy of details and measurements contained in these particulars, they are not to be relied upon especially when potential cost could be incurred. No appliances have been tested so the agent cannot verify that they are in working order. The agent has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

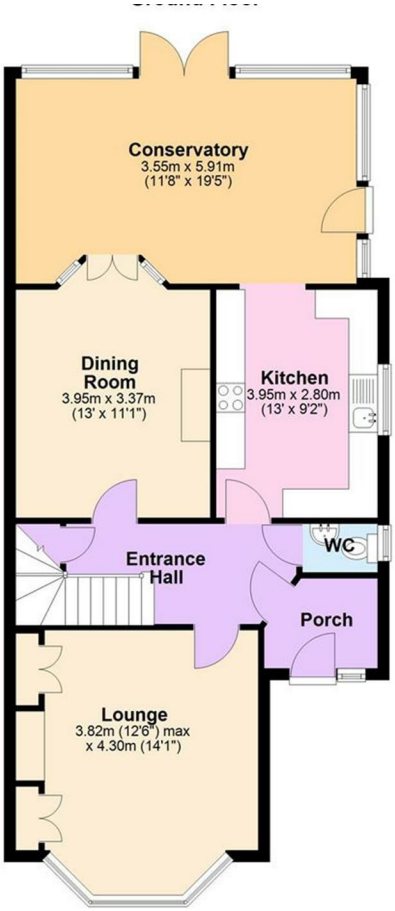
Viewings

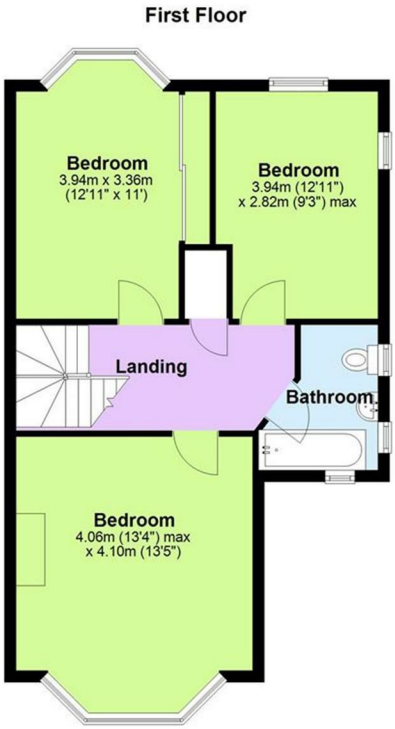
Viewings by arrangement only. Call 01202 622101 to make an appointment.

EPC Rating:

E







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