



58 Samson Road, Hamworthy, Poole, BH15 4NN

Asking Price Offers Over £300,000

- Semi-Detached Bungalow
- Modern Shower Room
- Owned Solar Panels
- Entrance Porch
- UPVC Double Glazing
- Two/Three Bedrooms
- Ample Driveway
- Enclosed Rear Garden
- Gas Central Heating
- No Forward Chain

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Offered for sale with no onward chain, this extended bungalow has a host of benefits to include owned solar panels, generous driveway and good room sizes throughout.



Council Tax Band: C



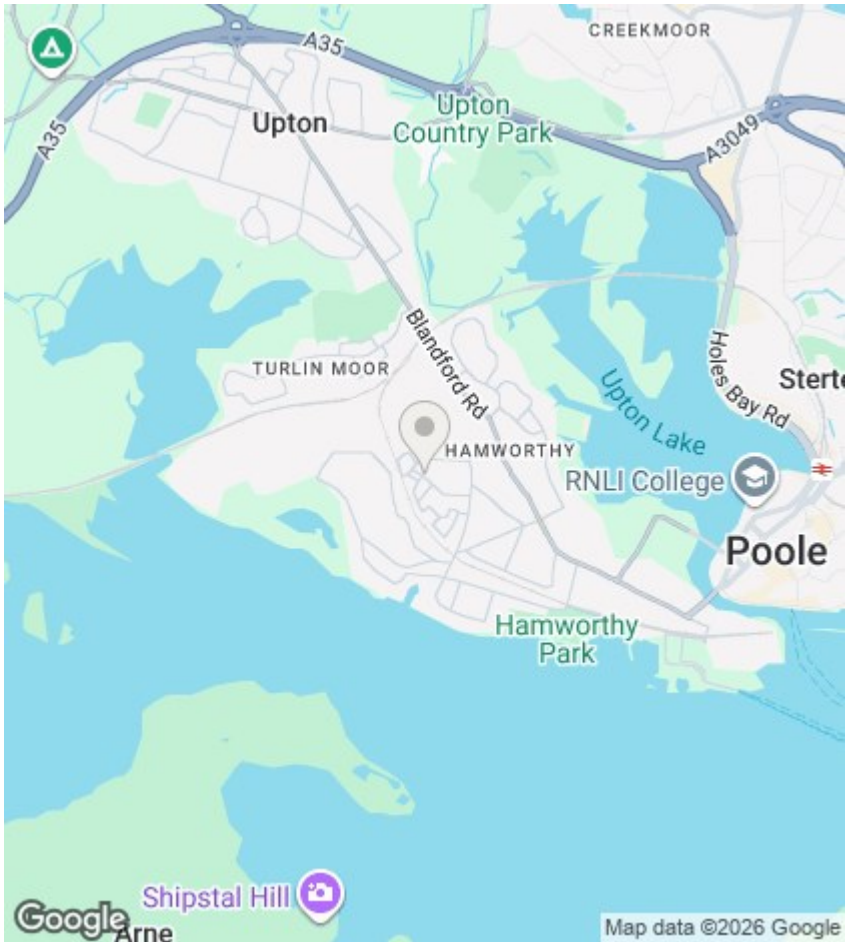
Samson Road

The property's accommodation is rather flexible but briefly comprises: two double bedrooms, living room, dining room with adjoining conservatory, kitchen and modern shower room. The addition of a porch also gives useful storage space prior to entering the property.

Further benefits include a sizeable resin driveway, enclosed rear garden, owned solar panels, gas central heating and UPVC double glazing.

Positioned within easy reach of Hamworthy Park & Beach, this property is ideally located to enjoy the host of amenities that are on offer within the local area.

With our vendors offering no forward chain, internal viewing is encouraged at your earliest convenience - to arrange, or for more information, please call our Upton Branch.



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:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	83
(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	

