

49 Maxwell Road, Bournemouth

Bournemouth

Offers Over **£475,000**

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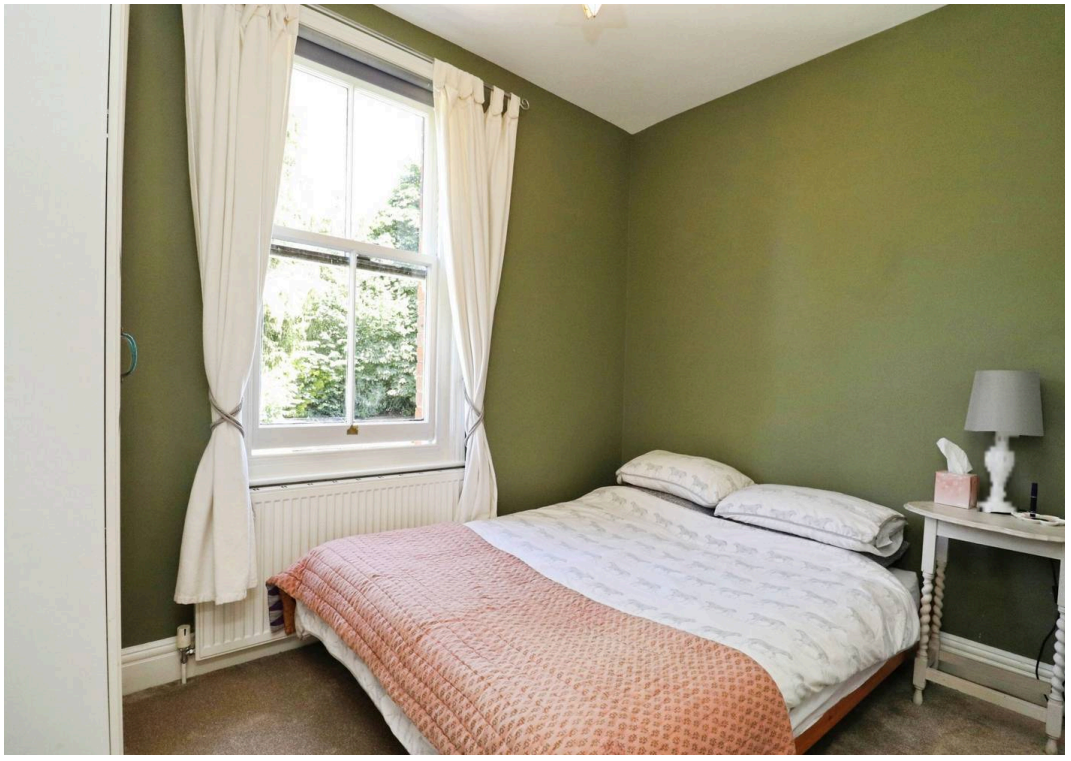







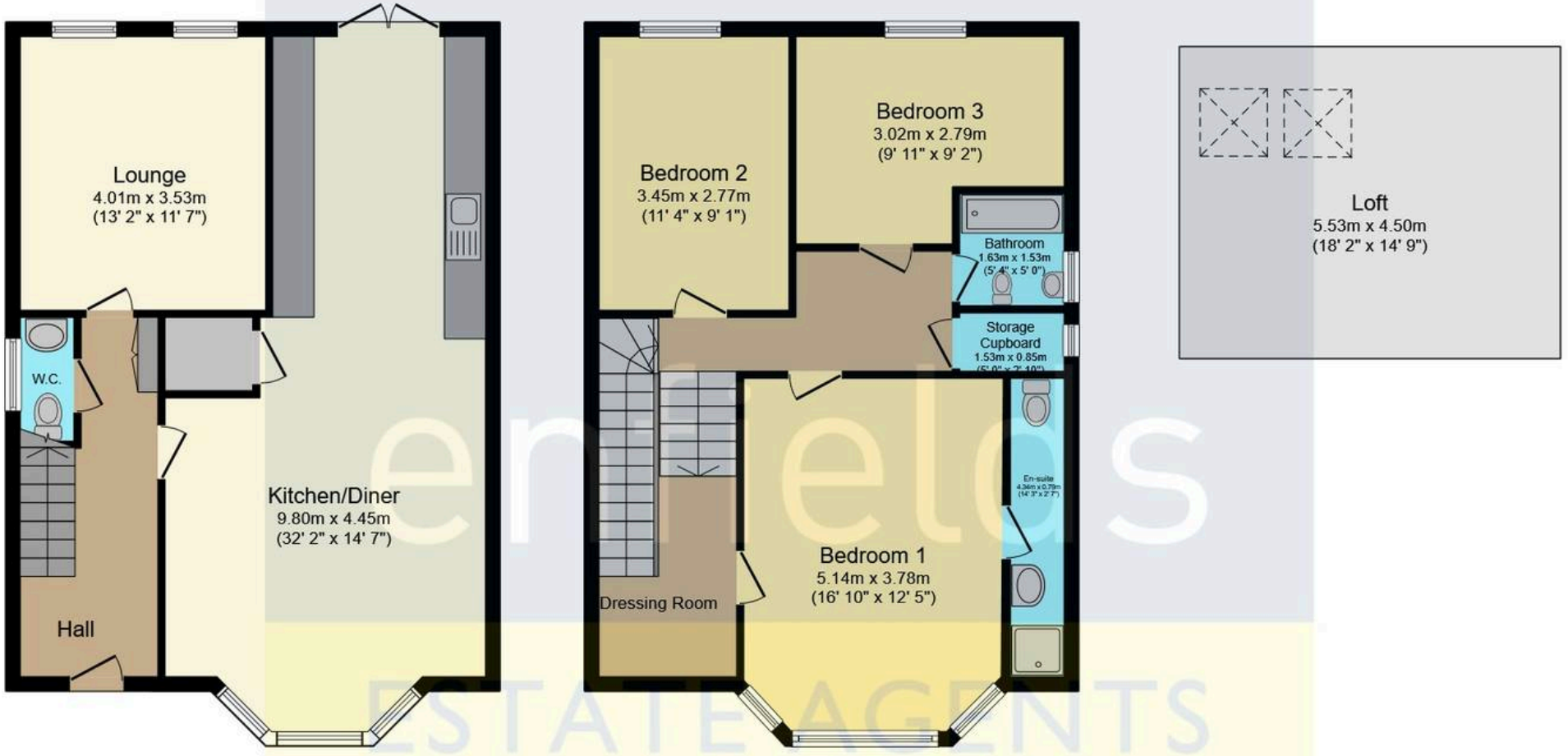

Total floor area: 155.7 sq.m. (1,675 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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Situated on the sought-after Maxwell Road in Winton, opposite Winton Recreation Ground, this beautifully presented detached family home offers spacious, modern living with plenty of character.
The property features a welcoming entrance hall, ground floor WC, a generous lounge overlooking the rear garden, and a fantastic open-plan kitchen/dining room, perfect for family life and entertaining. Two wood-burning stoves add warmth and charm throughout.

Upstairs are three double bedrooms, including a principal bedroom with ensuite, plus a dressing room that was formerly the fourth bedroom. A loft room, currently used as an additional bedroom, is accessed via a staircase (please note this does not have building regulations or planning approval as a habitable room).

Outside, the generous rear garden offers a large decking area, lawn, and a versatile summer house/home office. The home also benefits from solar panels and solar hot water, helping to improve energy efficiency.

Ideally located close to St Luke's Primary School, tennis courts, Castlepoint Shopping Centre, Bournemouth town centre, transport links and Bournemouth Airport, this is a fantastic family home in a highly convenient location.