



63 Sea View Road, Parkstone
Poole

Offers over £300,000



63 Sea View Road

Parkstone, Poole

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Four-bedroom semi-detached home
- Plenty of potential to personalise
- Two separate reception rooms
- Large family bathroom
- Private westerly-facing rear garden
- Large wooden decking area
- Private driveway parking
- Gas central heating
- Convenient Parkstone location with excellent transport links



This well-proportioned four-bedroom semi-detached home offers exceptional value for money and represents a fantastic opportunity for a growing family looking for generous accommodation in a convenient Parkstone location. Offering four bedrooms, two reception rooms and a private rear garden, the property provides a great amount of space for the price, while its neutral décor throughout creates a versatile blank canvas for the new owner to personalise and make their own.

The ground floor offers a welcoming entrance hall, a comfortable lounge and separate dining room, giving the property two good-sized reception spaces. To the rear is a fitted kitchen, providing a practical space for everyday living. The large family bathroom is also located on the ground floor.

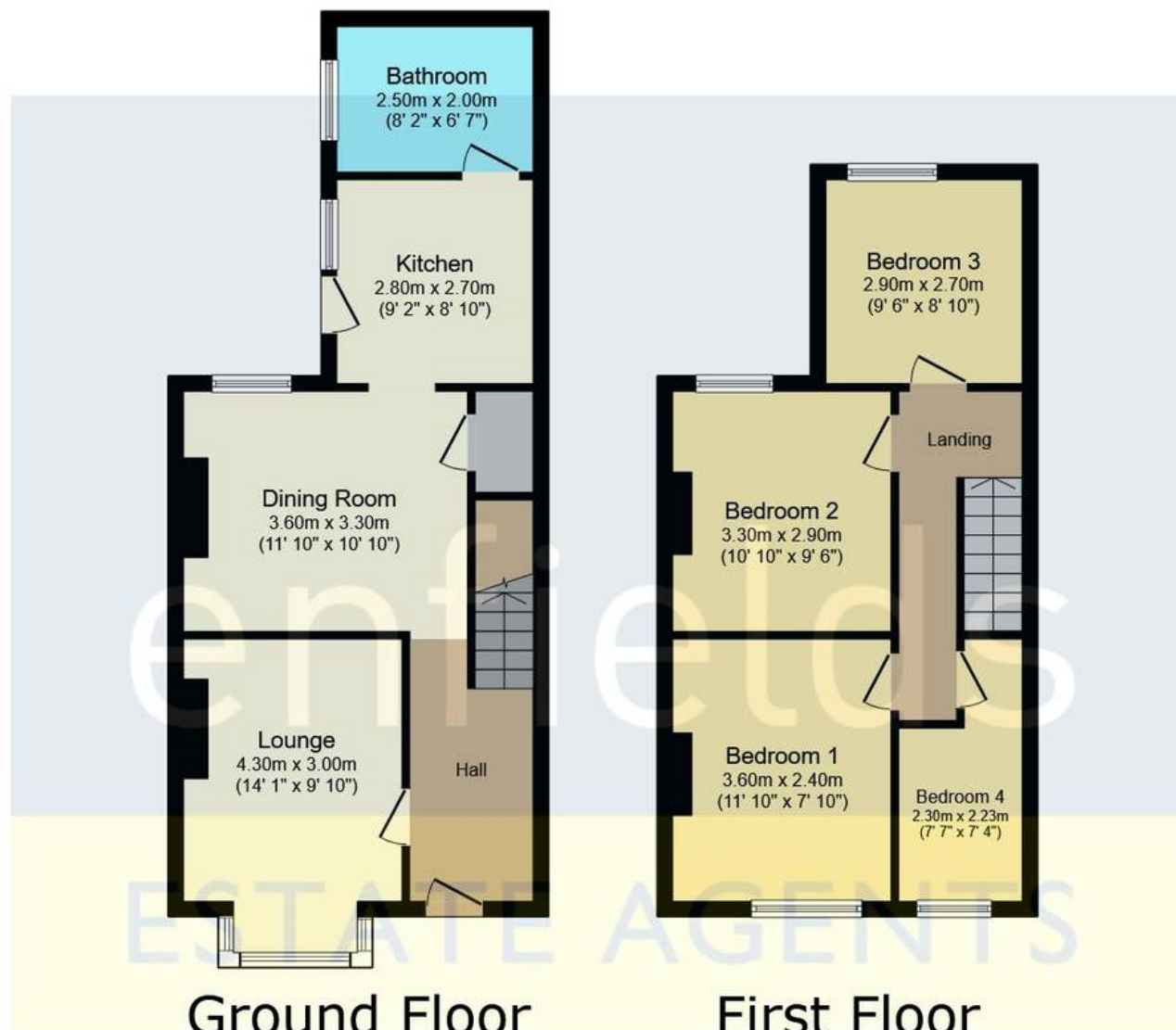
Upstairs, there are three double bedrooms and a fourth single bedroom, providing plenty of flexibility for family living, guests or working from home. The property benefits from gas central heating, with white walls and grey carpets creating a fresh and versatile base throughout.

Outside, the property benefits from a private westerly-facing rear garden, which features a large wooden decking area and a low-maintenance gravelled section. With plenty of scope to personalise and add your own touches, the garden provides a great blank canvas, along with private driveway parking.



The location is another real highlight, with a nearby bus stop providing regular services into both Poole and Bournemouth. Poole Town Centre can be reached directly by bus in approximately nine minutes, while Bournemouth is around 25 minutes away. Branksome and Poole train stations are both approximately 1.5 miles from the property, with local shops, cafes and other amenities also close by.





Ground Floor

Floor area 48.3 sq.m. (520 sq.ft.)

First Floor

Floor area 41.4 sq.m. (446 sq.ft.)

TOTAL: 89.7 sq.m. (966 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



Enfields Estate Agents Poole

241 Ashley Rd, Poole - BH14 9DS

01202 933555

jackfletcher@enfields.co.uk

www.enfields.co.uk/