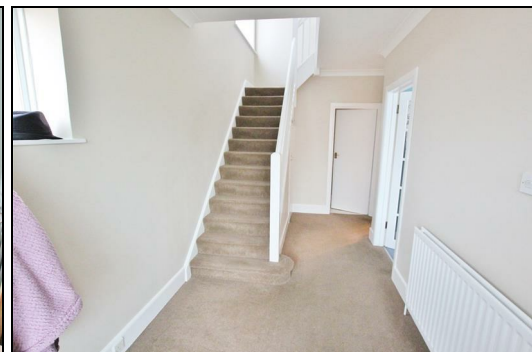




**149 Portland Road, Bournemouth, Dorset, BH9 1NG**  
**£300,000**



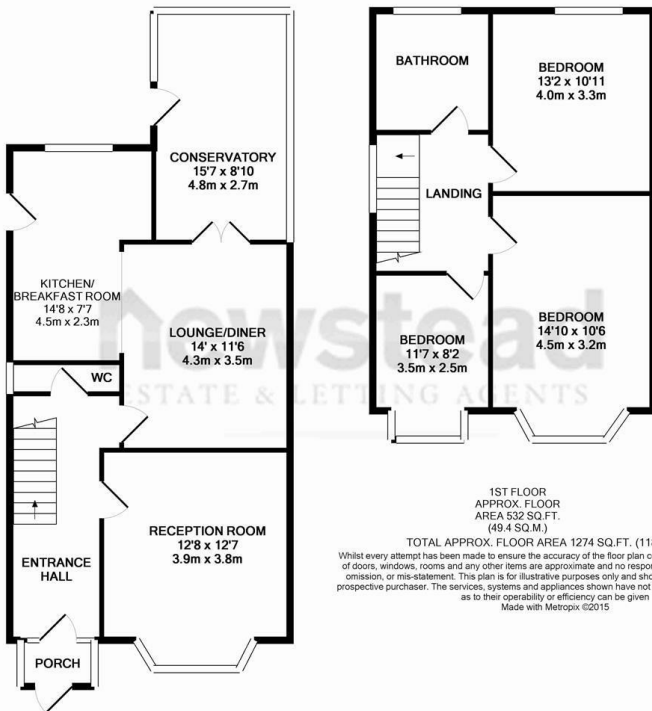
An opportunity to acquire a large detached 3 bedroom 2 reception room family home located in the Charminster BH9 area with driveway and large rear garden.

The property offers spacious accommodation over two floors, on entry you are greeted with a large hall way which provides downstairs WC and access to two reception rooms and a large fitted kitchen diner which leads to the rear and sizable landscaped rear garden. you also have located on the ground floor is the sizeable conservatory with double doors leading on to your rear garden.

Onto the first floor, the hallway leads to the fully fitted modern family bathroom, two double bedrooms the master has a feature bay window making it an extra large room and the third being a smaller double bedroom.

The property is set on a good plot with ample off road parking to the front and a side driveway that leads through to the rear. To the rear of the property you have a good sized landscaped rear garden that is predominately laid to lawn with a large decked area just off of the conservatory.

The Property is located in the sought after BH9, Winton area superbly located for families with an abundance of primary and secondary schools, within walking distance of Winton/Moordown high street and its plethora of local shops, supermarkets, amenities and bus routes along with local and national transport links in and of Bournemouth via the Wessex way. Also a short drive from castlepoint shopping centre and nearby redhill common/park.



GROUND FLOOR  
APPROX. FLOOR  
AREA 742 SQ.FT.  
(68.9 SQ.M.)

1ST FLOOR  
APPROX. FLOOR  
AREA 532 SQ.FT.  
(49.4 SQ.M.)

TOTAL APPROX. FLOOR AREA 1274 SQ.FT. (118.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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