



31 Larksfield Avenue, Bournemouth, Dorset, BH9 3LW

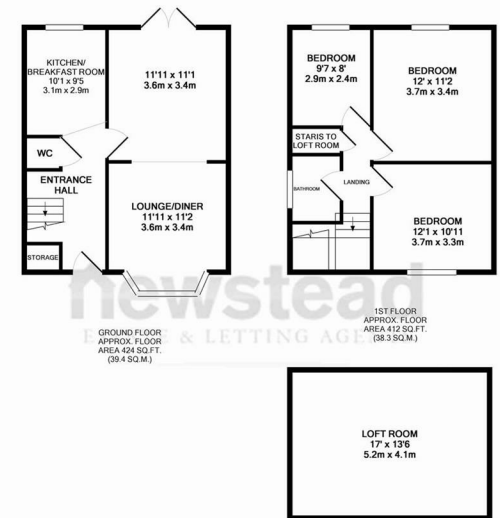
£264,950

newstead
ESTATE & LETTING AGENTS

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.

Onto the first floor, the hallway leads to the family bathroom, two double and the third being a smaller double bedroom. Also located on the first floor you have stairs going to this very sizable large loft room with Velux windows and lots of eve storage.

The Property is located in the sought after BH9, Muscliffe location, within close vicinity of Castle lane west and its plethora of local shops, coffee houses and supermarkets. It is home to major bus routes in and out of Bournemouth and only a short drive from castle point shopping centre and the Wessex way in and out of Bournemouth, perfect for commuters. You are also in close proximity to an abundance of primary and secondary schools; both grammar and public.



LOFT ROOM APPROX. FLOOR AREA 244 SQ.FT. (22.7 SQ.M.)

TOTAL APPROX. FLOOR AREA 1080 SQ.FT. (100.3 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. Made with Metrage 62015

