



10 Coronation Avenue, Moordown, Bournemouth, BH9 1TN
Offers In Excess Of £275,000



FAMILY HOME OR INVESTMENT - This four bedroom detached house has been used as a student rental for many years by the current owner. The property has been refurbished over the Summer and is now offered with vacant possession which may suit a family or indeed another investor wishing to rent the property by the room.

This attractive detached house has accommodation consisting of a bright lounge at the front with bay window, a separate dining room with French doors leading onto the rear garden and a modern kitchen/breakfast room with a newly fitted kitchen. There is also a newly fitted ground floor shower room.

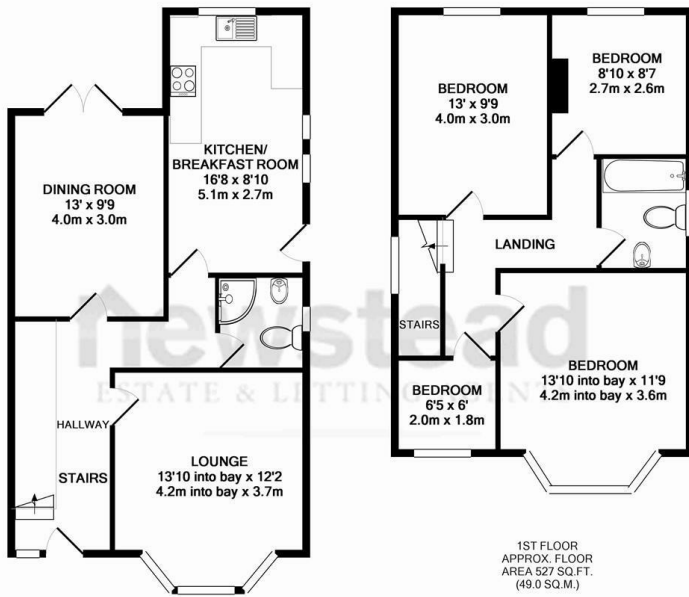
Upstairs the, master bedroom is at the front with a similar bay window to the lounge beneath. There are two further double bedrooms at the rear and a modern bathroom to the side, with shower over bath. At the front there is a small fourth bedroom ideal for an office or nursery.

The house has cavity wall insulation, modern gas fired central heating via a combi boiler and UPVC double glazing to keep energy bills low.

Outside there is parking for one car at the front of the property and a shared access driveway to the side which leads to an additional parking space and the rear garden.

The rear garden is a good size and has a lawn and established borders as well as a patio area at the rear to catch the best of the sunshine.

ALL VIEWINGS WILL TAKE PLACE ON SATURDAY 3rd OCTOBER 2015
Please contact us to arrange an appointment 01202 430108



GROUND FLOOR
APPROX. FLOOR
AREA 587 SQ.FT.
(54.5 SQ.M.)

TOTAL APPROX. FLOOR AREA 1114 SQ.FT. (103.5 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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