

**Spacious 2-Bedroom Bungalow Close to amenities & nature walks**

**Tenure: Freehold**

**Approx 84 sq metres (904 sq ft)**

**29 Pennington Crescent,  
West Moors, Ferndown. BH22 0JH**

**Price £400,000**

- Entrance Hall
- Lounge Plus Dining Room
- Kitchen/Breakfast Room
- 2 Double Bedrooms
- Shower Room
- Separate Cloakroom
- Delightful Private Garden
- Gas Central Heating & PVCu Double-Glazing
- Wide Block Driveway & Garage
- Near to Local Amenities & Nature Walks
- No Chain!
- Viewing recommended!



Spacious bungalow occupying a convenient location just a short walk from the comprehensive village centre of West Moors, with shops & services close to hand. Nearby is access to nature walks & the nearby Ferndown Forest Golf Club. Good road connections provide access to the seaside resorts of Bournemouth & Poole together with the New Forest. The property has been well maintained and is offered with no forward chain! Viewing recommended!

**Accommodation and approximate room sizes:**

- **Entrance Hall:** Cloaks cupboard. Airing cupboard. Hatch to insulated roof space with ladder fitted.
- **Lounge:** A good-sized room with wide patio door to rear garden with exterior sun awning above. Feature fireplace with gas fire (untested). Opening to:
- **Dining Area:** PVCu double-glazed window with pleasant outlook over rear garden.
- **Kitchen/Breakfast Room:** Range of floor and wall cupboards. Built-in high level oven, gas hob & cooker hood over. Space for washing machine & tall fridge/freezer. Cupboard housing modern gas boiler. Door to garden.
- **Bedroom 1:** Range of built-in wardrobes. PVCu double-glazed window to front aspect.
- **Bedroom 2:** PVCu double-glazed window to front aspect.
- **Shower Room:** Modern wet room style shower with Mira shower unit. Vanity wash basin.
- **Gas Central Heating & PVCu Double-Glazing**
- **Private Rear Garden:** Delightful private garden with paved patio areas and landscaping for ease of maintenance with well stocked shrub borders. Side gate. Outside tap.
- **Wide Block Driveway** providing ample parking & leading to:
- **Attached Garage:** Electric up & over door. Rear door to garden.
- **Council Tax Band 'D'**
- **Energy Rating 'tbc'**



Dining Area



Lounge



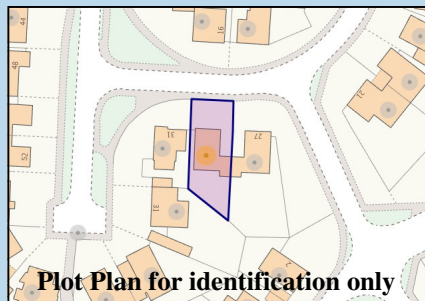
Bedroom 1



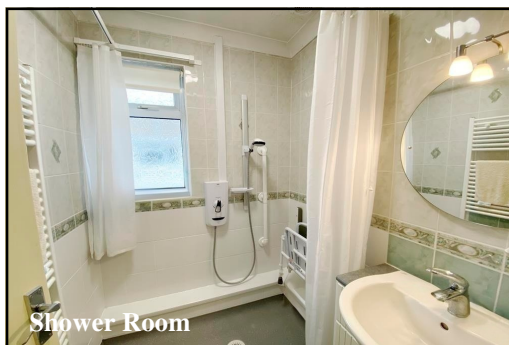
Kitchen/Breakfast Room



Bedroom 2



Plot Plan for identification only



Shower Room

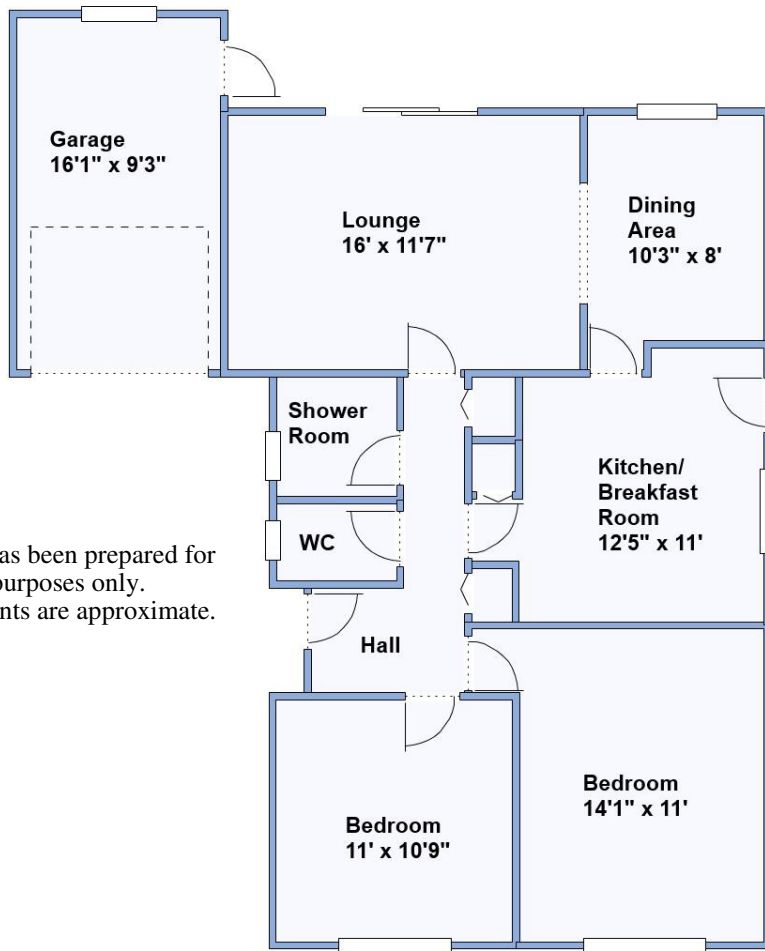


Delightful Garden



**IMPORTANT NOTE:** These particulars are believed to be correct but their accuracy is not guaranteed. They do not form part of any contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise, nor that any of the services, appliances, equipment or facilities are in good working order or have been tested. Purchasers should satisfy themselves on such matters prior to purchase. Ref W04890





This drawing has been prepared for diagrammatic purposes only. All measurements are approximate. Not to scale.

