



Total Area: 134.2 m² ... 1444 ft² (including garden room)
All measurements are approximate and for display purposes only



18 Queens Road, Stanpit

£575,000 Asking Price

Mitchells
1963 — TODAY

18 Queens Road Stanpit, Christchurch, BH23 3HH

A delightful and spacious three bedroom two bathroom (one en-suite) detached family house of approx. 1450 sqft in this desirable part of Mundeford. Well-presented throughout and with modern fitments together with attractive porcelain floor tiling on the ground floor. Excellent location close to Stanpit Marsh Nature Reserve and the harbour's edge, walking distance of the centre of Christchurch, the local cricket ground and with Mundeford Quay and Avon Beach being just a little further on.

- Substantial Garden Chalet of approx. 300 sqft (could be a lucrative Air B&B)
- Plenty of off road parking (rare for this location)
- 2 good size reception rooms
- Enclosed rear garden with double gates to the side
- Gas CH (new boiler) & Upvc double glazing
- Close to the excellent and popular Infants School
- Mundeford Juniors is also a short walk away
- No forward chain
- Council Tax 'D' - £2217.98
- EPC rating 'D'

