



IFORD LANE, CHRISTCHURCH, DORSET BH6 5RD

Mitchells
1963 — TODAY



Iford Lane, Christchurch, Dorset BH6 5RD

Apple Cottage is a superbly presented three bedroom semi-detached character property situated in a convenient location for Iford playing fields, riverside walks along the Stour and access into Bournemouth and Christchurch. The property retains many character features and has generous living accommodation as well as a private rear garden and off road parking with EV charger. Other notable benefits include gas fired central heating, plantation shutters to the front aspect and a new garden building with power and light.

THREE BEDROOMS • FAMILY BATH/SHOWER ROOM • KITCHEN/DINER • SEPARATE LOUNGE

GARDEN • GARDEN ROOM WITH POWER/LIGHT

OFF ROAD PARKING • EV CHARGER



The Property

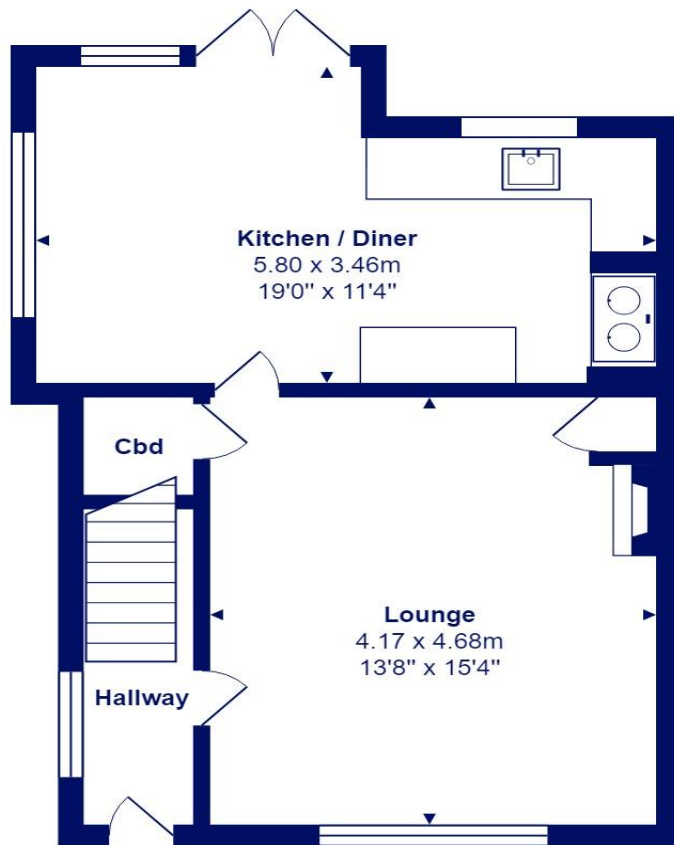
- Characterful semi-detached house of approx. 870 sq ft
- Three first floor bedrooms
- Refitted family bathroom
- Spacious lounge with plantation shutters and feature log burning stove
- Kitchen/dining room with access on to the garden
- Private, sunny rear garden with mature shrubs
- Garden building with power and light
- Off road parking and EV charger
- Gas central heating and uPVC double glazed windows
- Council Tax Band 'C' - £1,971.54
- EPC rating tbc



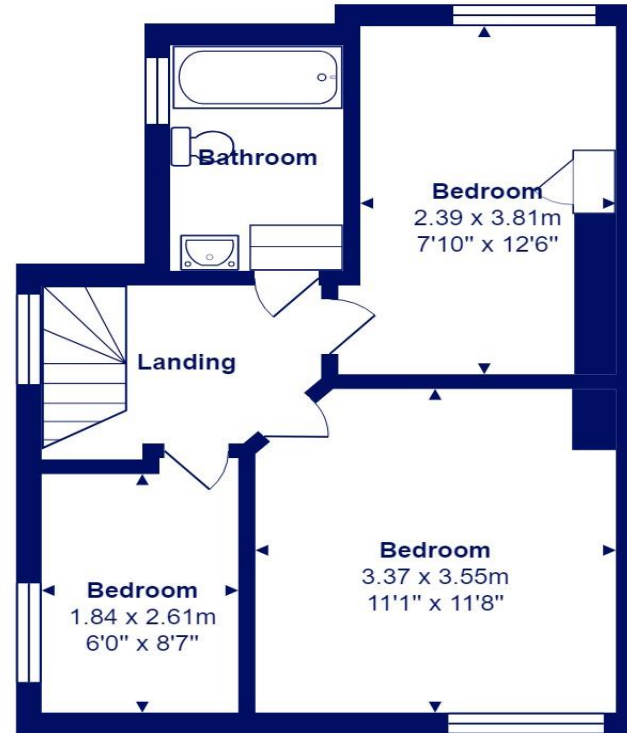


Location

Christchurch is a beautiful, vibrant and historic town with its 11th century priory, quay/harbour, ancient castle ruins and various shops, cafes, restaurants and bars. The Town is well served for transport links with a main line railway station to London/Waterloo being just under 2 hours and Bournemouth International Airport about 5 miles distant. Excellent infant, junior and senior schools are also within easy reach as is the stunning the New Forest National Park.



Ground Floor



First Floor



Total Area: 80.4 m² ... 866 ft²

All measurements are approximate and for display purposes only







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