



12 Heath Road, Walkford, BH23 5RH

£365,000 Freehold

**Mitchells**  
1963 — TODAY

A very smart, older style house of about 920sqft with lovely open plan living space, a sunny rear garden and quality garden studio/chalet. Tucked away in a quiet location and within the catchment area of both Highcliffe Primary and Comprehensive schools.

The house has been nicely modernised with the standout feature being the modern kitchen that leads to a superb orangery type extension. The local shops are nearby and there is excellent dog walking on hand on the nearby Chewton Common. No forward chain.

- Older style semi-detached house of about 920sqft
- Thoroughly modernised with quality fittings
- Stylish fitted kitchen with some integrated appliances
- Delightful sitting room and separate orangery/garden room with access of the patio
- Two double bedrooms and family bathroom
- Gas fired heating and UPVC double glazed windows
- Quality garden studio/cabin- insulated, heated and with power
- On road parking, private and sunny rear garden
- Council Tax 'C' £2033.59
- EPC TBC

