Ballard Estate

Swanage, BH19 1QZ

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Hull Gregson Hull

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Swanage, BH19 1QZ

- Detached Three Bedroom Bungalow
- Private Parking for Multiple Vehicles and Garage
- No Forward Chain
- Located in the Exclusive Ballard Estate
- Short Stroll Away from Shep's Hollow Beach
- Three Double Bedrooms
- Large Lawned Garden
- Ideal Holiday Home
- Close to Local Amenities
- Well-Presented Throughout

Welcome to the Ballard Estate, an exclusive community of homes situated just above Shep's Hollow Beach, a short distance from Swanage Town Centre and main beach. The peaceful neighbourhood is home to this well-presented detached three bedroom bungalow, offered to market with no forward chain.

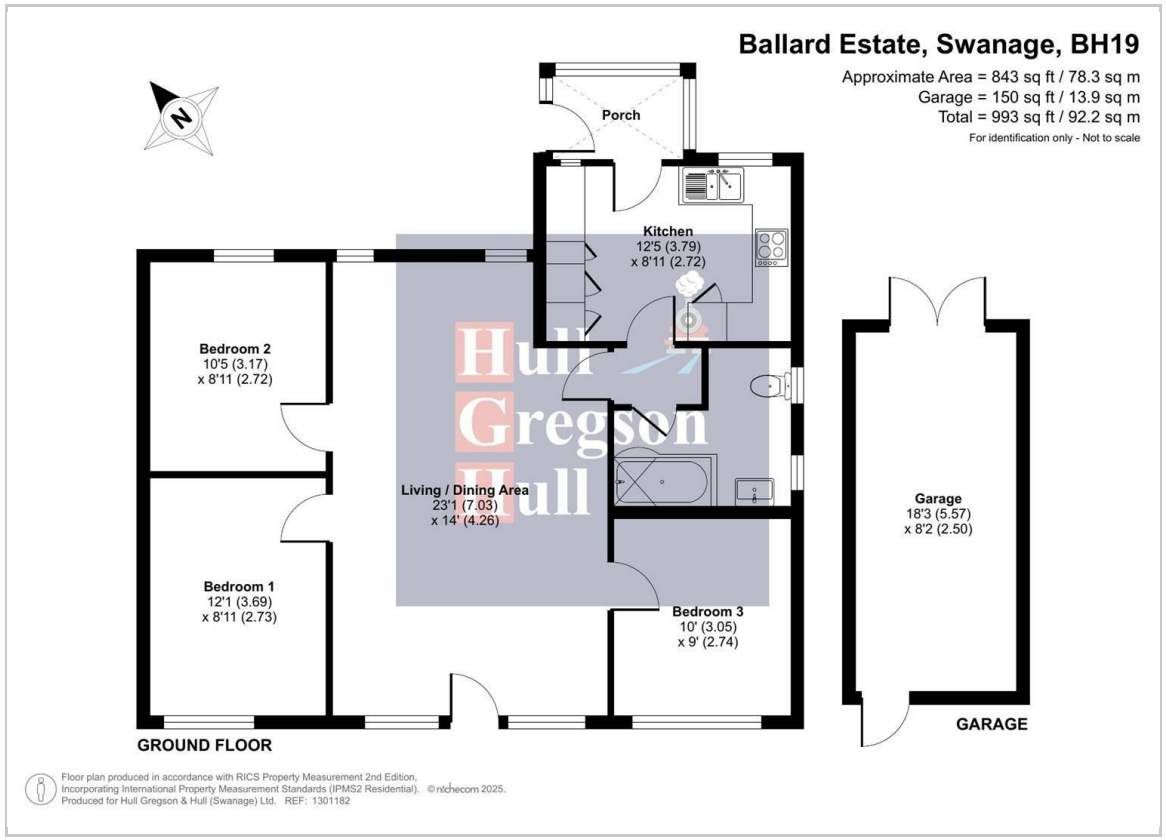
After parking on your private driveway, step through the front door into the entrance porch, with convenient storage for shoes and coats. The main entrance then welcomes you into a well equipped modern kitchen, a bright and practical room fitted with sleek base and eye-level storage cupboards, dual stainless steel inset sink, integral base-level oven and grill, four-ring electric hob with extractor over, integral slimline dishwasher and space and plumbing for a washing machine.
The kitchen then leads into a hallway with

door to the family bathroom, a light and well-designed space with large bath and shower over, W.C., and wash basin with storage. From the hallway is the entrance to the spacious living/dining area. The living area exudes coastal appeal with light wood-effect flooring, crisp white walls bathed in sunshine from the large windows and glass door with a beautiful outlook, beckoning you into the garden. The living area is the perfect hub for relaxing with loved ones on the comfy sofa, or entertaining large family get togethers in the Summer months with plenty of room for a large dining table and chairs, all before spilling out into the garden to enjoy the last of the evening sun.

From the living area there are doors leading to three double bedrooms. The bedrooms are generously sized double room with fresh white walls and a continuation of the light wood effect flooring, bring about a sense of peace and relaxation in each room. Bedroom one, boasts a pretty outlook over the garden and there is plenty of space for storage. Bedroom two is also a generously sized double room with space for wardrobes and a vanity. Across the living room is bedroom three, another good sized double which also benefits from views out to the garden, and space for storage. This would make an ideal home office, play room or guest bedroom for when friends come and stay.
Outside, there is plenty of parking to the front, and access to the garage. The garage can also be accessed from the rear side door and is an ideal place to store kayaks and bikes. The wrap-around garden has a South-Westerly facing aspect with plenty of uninterrupted sunshine throughout the day. The large and spacious lawn is bordered by mature trees and shrubs, extenuating a sense of privacy. The generous garden has an abundance of space for outdoor furniture to enjoy alfresco dining an drink after a long day at the beach.

This detached bungalow is beautifully presented throughout, in prime location by the sea making this the perfect family holiday home. Swanage is a traditional seaside town with award winning sandy beaches, stunning walks across the Jurassic Coast and Countryside, independent pubs, boutique shops, schools and churches.

Viewing comes highly recommended.



Living/Dining Area
23'0" x 13'11" (7.03 x 4.26)

Kitchen
12'5" x 8'11" (3.79 x 2.72)

Bedroom One
12'1" x 8'11" (3.69 x 2.73)

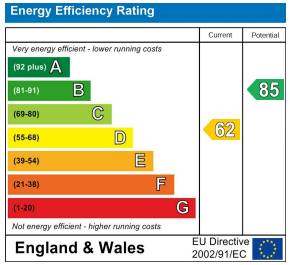
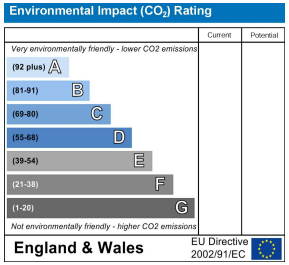
Bedroom Two
10'4" x 8'11" (3.17 x 2.72)

Bedroom Three
10'0" x 8'11" (3.05 x 2.74)

Garage
18'3" x 8'2" (5.57 x 2.50)

Porch

Additional Information.
The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Bungalow
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
checker.ofcom.org.uk/

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