



**Cherry Grove**  
Ferndown BH22 9EZ  
**Guide Price £400,000**





**GUIDE PRICE £400,000  
FREEHOLD**

**This immaculate three/four bedroom, two bathroom semi-detached house is positioned in a convenient location opposite King George Recreation Ground and walking distance of Ferndown town centre.**

**Further benefits include excellent potential to extend stpp, an oversized garage, large secluded garden and driveway.**

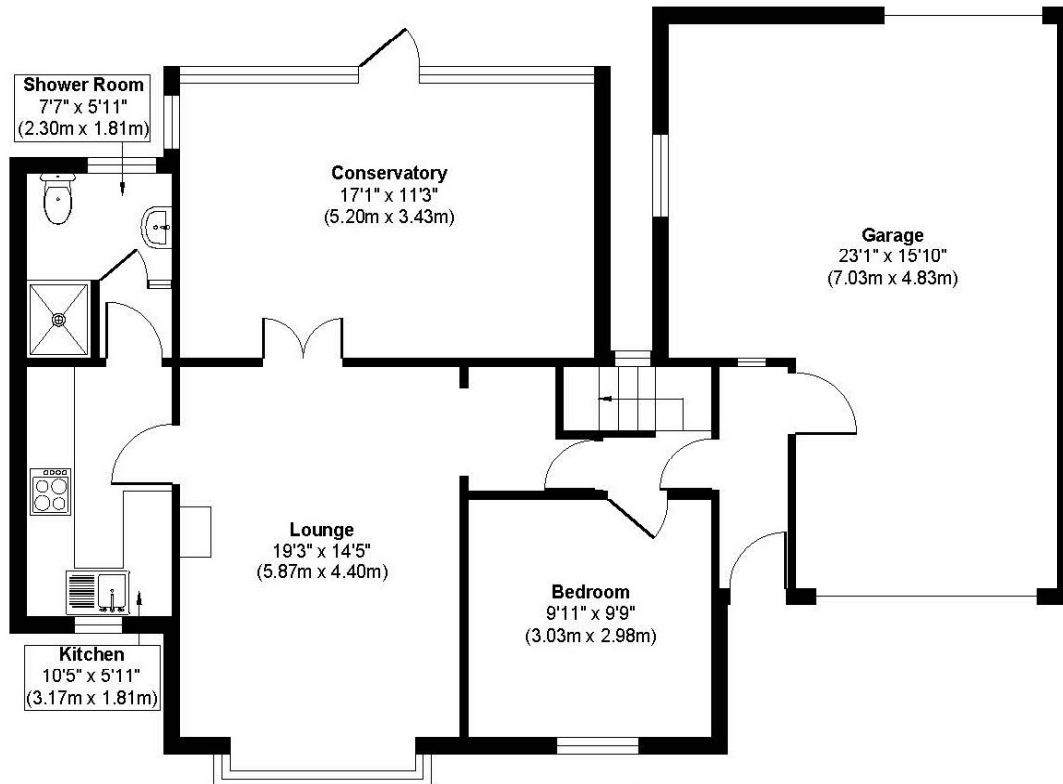
**Three/Four Bedrooms  
Immaculate Throughout  
Conservatory  
Potential To Extend STPP  
Large Garden  
Oversized Garage  
Driveway  
Walking Distance Of Schools & Amenities Two  
Bathrooms**

**EPC TBC | Council Tax Band C**

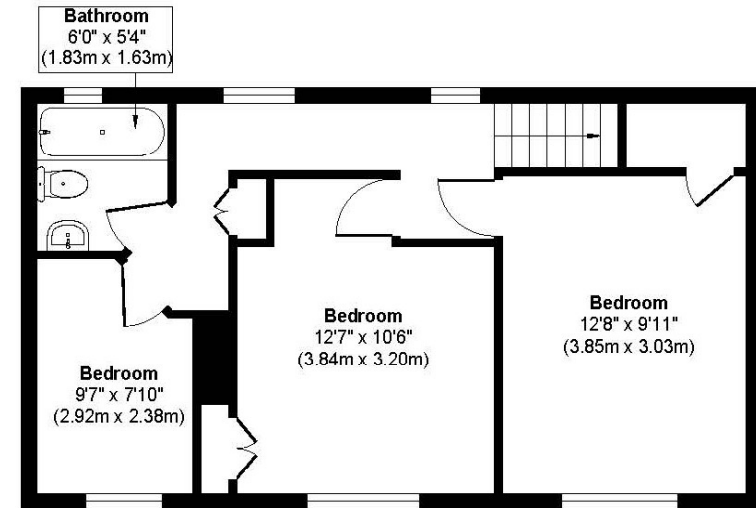
**01202 434365  
ferndown@winkworth.co.uk**



# Cherry Grove



**Ground Floor**  
Approximate Floor Area  
998 sq. ft  
(92.73 sq. m)



**First Floor**  
Approximate Floor Area  
460 sq. ft  
(42.72 sq. m)

**Approx. Gross Internal Floor Area 1458 sq. ft / 135.45 sq. m**  
Illustration for identification purposes only, measurements approximate, not to scale.



#### LOCATION

Positioned in a convenient residential location a stone's throw from Ferndown leisure centre and schools and walking distance of the town centre which has a range of amenities including an M&S Foodhall. There are bus routes within a short walk giving you easy access to Wimborne, as well as Bournemouth & Poole, all of which have an excellent range of shops, bars, restaurants and leisure facilities. Award winning sandy beaches are just twenty minutes away and the A31 provides quick access to the New Forest, Southampton, London and beyond for the commuter by car.

Winkworth Ferndown

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**Winkworth**