



£475,000 Offers Over

Elizabeth Avenue, Christchurch

Semi-Detached House | 3 Bedrooms | 1 Bathroom

01202 289000

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Step Inside

Key Features

- Semi Detached
- Extended
- 3 Bedrooms
- Open Plan Living
- Second Reception Room
- Modern Kitchen
- Modern Bathroom
- Approx. 100ft Rear Garden
- Off Road Parking
- Twynham School Catchment

Property Description

**** Price Guide £475,000 - £495,000 ****

Positioned on a popular side road within the highly sought-after Twynham School catchment area, we have for sale this beautifully extended semi-detached home. Offering a harmonious blend of contemporary open-plan spaces and versatile living areas, this property is ideal for modern family life.

The ground floor features a thoughtfully extended open-plan kitchen and dining area, complete with large velux windows and bi-folding doors that fill the space in natural light and open onto an impressive 100-foot rear garden. Adjacent to this is a snug/lounge with a cosy wood burner, creating a retreat for quieter moments.

In addition to the open-plan living areas, the property boasts a second separate reception room to the front of the property. This is currently being used as a bedroom, offering exceptional flexibility.

Upstairs, you will find two well-proportioned double bedrooms, a single room and a modern family bathroom.

At the front, the home benefits from off-road parking and side gate access leading to the rear garden. Its location is highly convenient, being close to schools, excellent transport links, and Christchurch Retail Park.

Tenure: Freehold Council Tax Band: C EPC Rating: D

Main Particulars

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The property is within easy reach of Christchurch town centre, offering a wide range of shops, cafes, and restaurants, as well as attractions such as Christchurch Priory and Christchurch Quay. Excellent transport links include nearby railway stations with regular services to Bournemouth and London, as well as convenient bus routes. Close by is Hengistbury Head Nature Reserve, Avon Beach in Mudeford and a variety of outdoor activities in the surrounding New Forest National Park.

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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. Copyright © 2025 14150458 Registered Office: , Head Office, Uppington Ridge, Wimborne, BH21 7HA



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