

PS

44 Frankland Crescent, Penn Hill, BH14 9PX

£3,500 pcm







## 44 Frankland Crescent

Penn Hill

This characterful property has been thoughtfully refurbished in recent years, blending modern comforts with period features such as stripped wood flooring, plantation shutters, and an impressive reception hall and landing. Set within a level garden and benefiting from a Garden office that has been used as a yoga studio, as well as off-road parking, the home is ideally suited to family life.

- Four Bedroom Detached Character Home in BH14 Location
- Modern Kitchen/Breakfast Room with Stone Worktops & Utility Room
- Versatile Living Spaces Including Two Reception Rooms
- Fully Equipped Garden Office / Yoga Studio
- Impressive Entrance Hall with Period Features
- Spacious Principal Bedroom with En-Suite
- Private South-Facing Garden with Patio Area
- Off-Road Parking and Pet-Friendly Long-Term Let



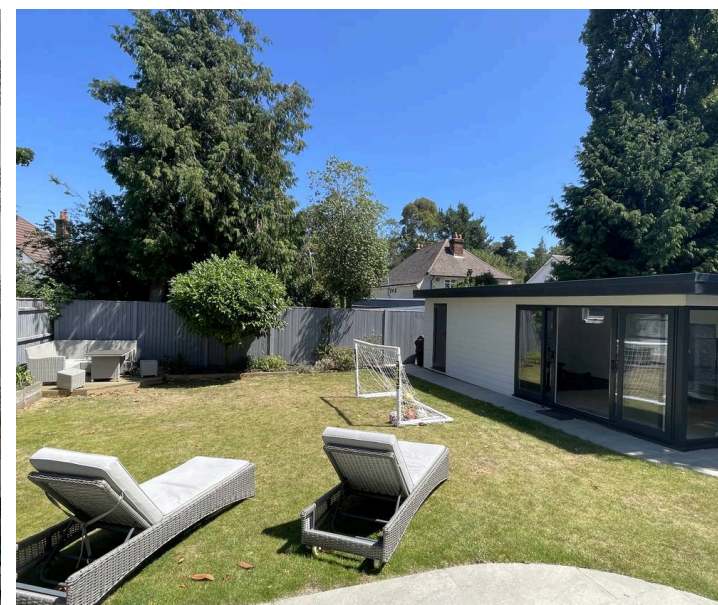
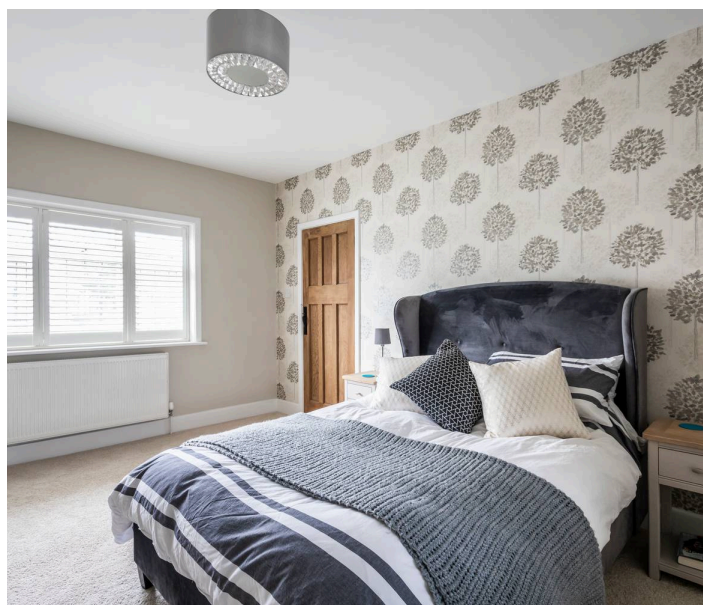


The ground floor includes a modern kitchen/breakfast room with pale grey units, stone worktops, and slate flooring, complemented by a separate utility room. The main living room offers an inglenook fireplace with a log burner, while a second reception room provides further flexible space, ideal as a formal dining room, home office, or additional sitting room. A ground-floor cloakroom adds further convenience.

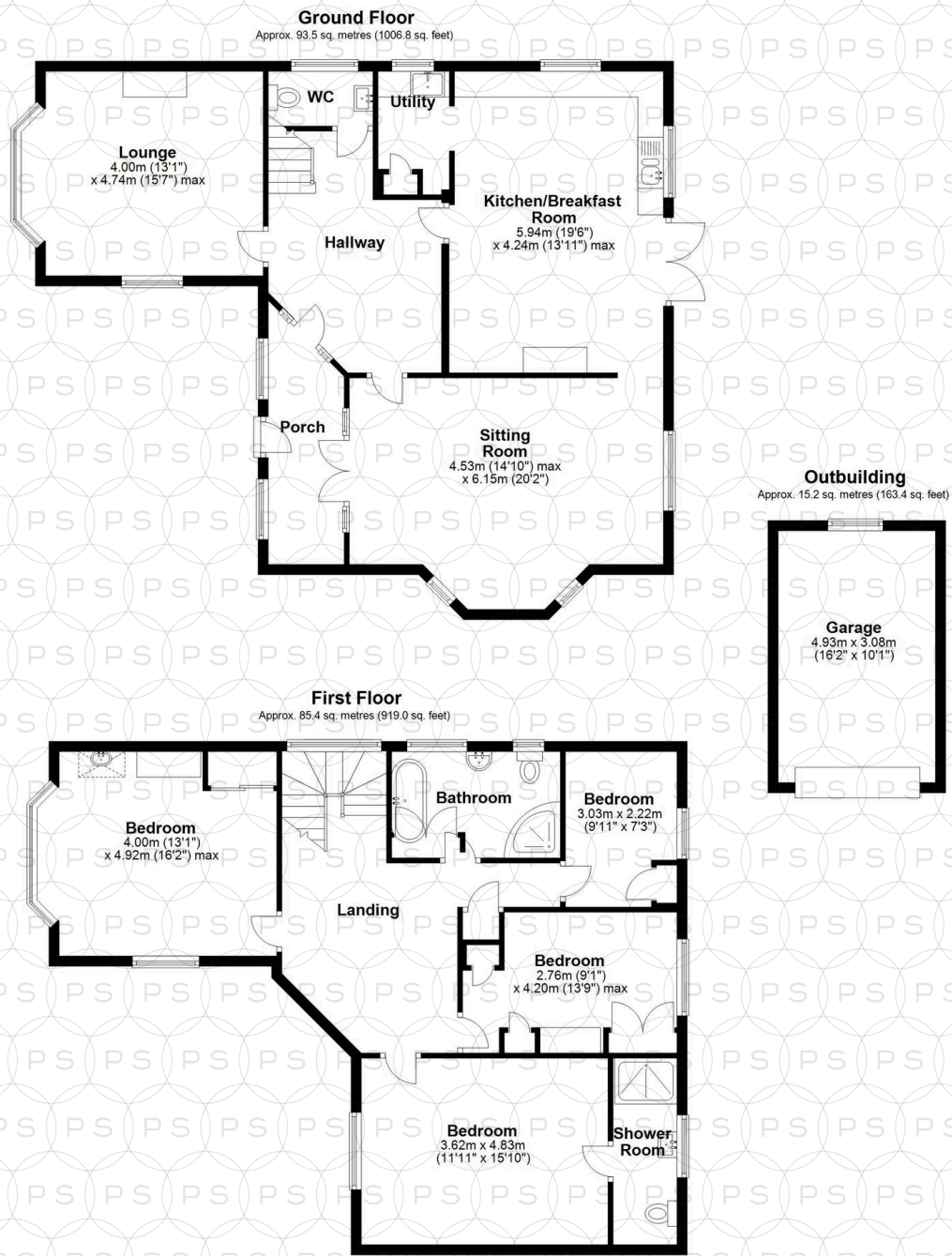
The enclosed entrance porch doubles as a boot room or casual seating area, leading into a striking entrance hall with original features. Upstairs, the generous landing leads to four well-proportioned bedrooms, including a principal suite with an en-suite shower room. The remaining bedrooms are served by a family bathroom.

Externally, the kitchen opens onto a private patio and enclosed lawned garden, perfect for outdoor living. There is a fully equipped Garden Office/Studio, which the owners have used as a Yoga Studio in past, with an additional storage shed located discreetly behind. A block-paved driveway provides off-road parking,

Offered on a long-term basis, with pets considered, this charming home combines period elegance with practical modern living in a desirable setting.











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