

West Cliff Road, Dorset, BH4

3 1 1

£259,950 *Share of Freehold*

A bright and well presented three bedroom second floor apartment located on the Westcliff, conveniently positioned between Westbourne & Bournemouth as well as having the beach nearby. The property is incredibly spacious with modern versatile accommodation throughout.

KEY FEATURES

- Purpose built
- Three double bedrooms
- Large lounge
- South facing balcony
- Modern kitchen & bathroom
- Garage
- Close to Westbourne & the beach





Westbourne

01202 767633 | westbourne@winkworth.co.uk

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DESCRIPTION

The apartment is situated on the second floor which can be accessed via either a passenger lift or stairs through well-presented communal hallways. A private front door leads into the large entrance hallway including a storage cupboard and doors to principal rooms.

The sunny lounge is a particular feature of the apartment, enjoying dual aspects through large windows and a patio door which leads onto the south facing balcony with a glass and chrome balustrade surround. The kitchen is fitted with a range of base and eye level work units with space and plumbing for domestic appliances. There are three bright double bedrooms with large windows, the master and bedroom two include fitted wardrobes and space for drawers if required. The shower room is tiled and comprises of a suite to include WC, wash hand basin and a large cubicle. There is also a separate WC.

Outside a large garage is conveyed with the apartment as well as ample visitor parking on a first come first serve basis.







LOCATION

Westbourne village is nearby and offers a variety of independent shops, restaurants and coffee houses as well as the popular well known high street names such as Marks & Spencer.

Bournemouth is a seaside resort known for having seven miles of sandy beaches, Victorian architecture and a buzzing nightlife. The town is also home to Bournemouth Pier, an activity centre with an obstacle course, a climbing wall and a zip line and the two mile long Bournemouth Gardens which offer rock gardens, an aviary and plant species from 3 continents. The town centre has a pedestrianised high street with a mix of department stores, well known fashion brands, high street shops and independent boutiques. Surrounded by restaurants, bars and coffee shops, there are plenty of opportunities to relax and unwind after a busy day.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 1 hour 30 minutes commute. There are also main line train routes from either Poole or Bournemouth railway

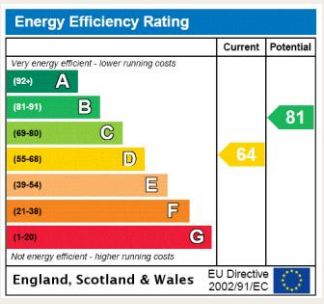
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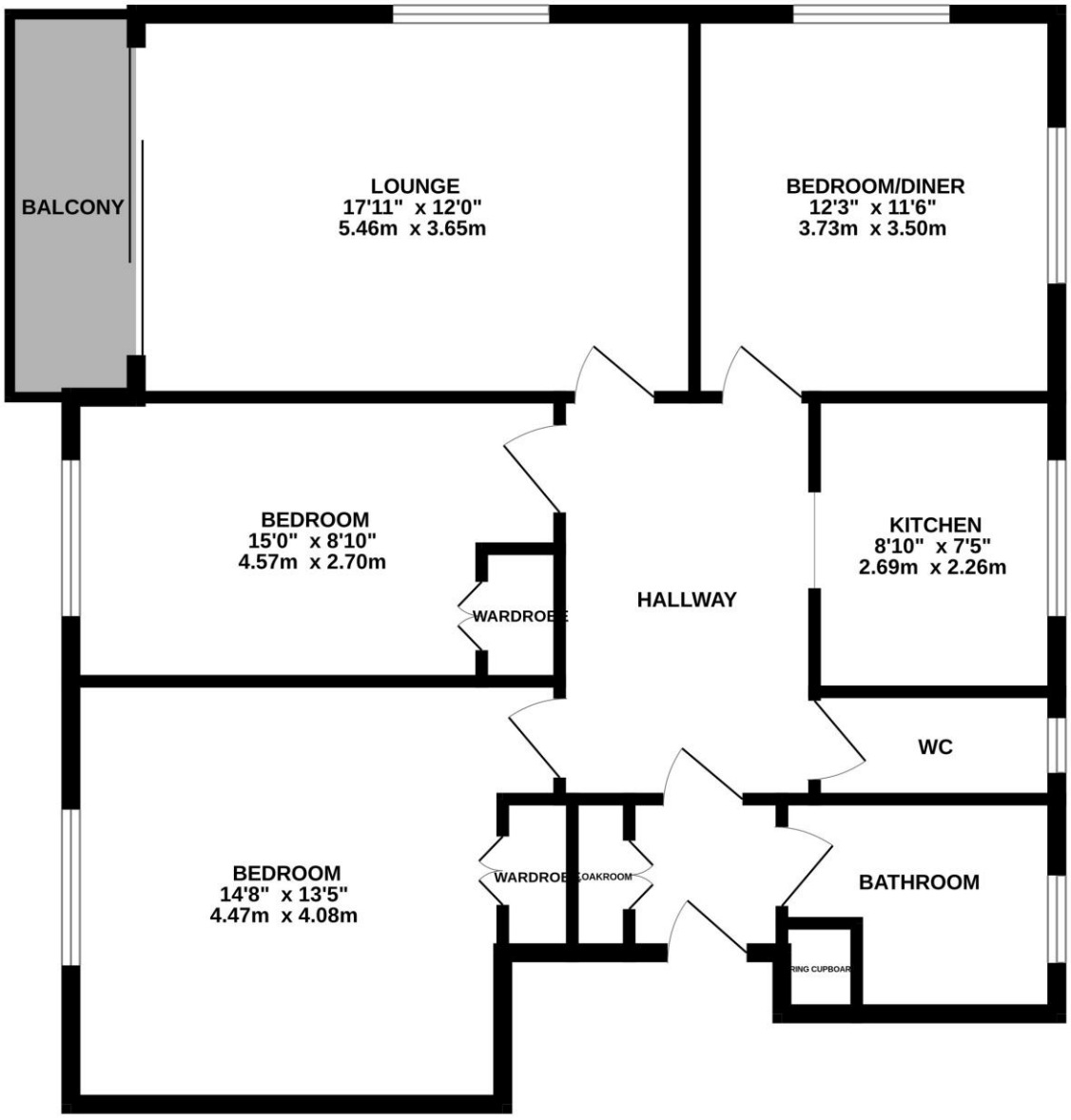
Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

MATERIAL INFO

Tenure: Share of Freehold
Term: 972 years
Service Charge: £2485 per annum
Council Tax Band: D
EPC rating: D



GROUND FLOOR
954 sq.ft. (88.7 sq.m.) approx.



TOTAL FLOOR AREA : 954 sq.ft. (88.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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