



Lindsay Road, BH13

£250,000 *Share of Freehold*



A spacious two bedroom apartment situated in a superb position close to Westbourne and good transport links. The property does require some improvement to realise its true potential but is set in a popular development with beautiful communal gardens.

KEY FEATURES

- Purpose built
- Two bedrooms
- Large lounge
- Kitchen breakfast room
- Bathroom with separate wc
- Sunny balcony
- Garage



Westbourne

01202 767633 | westbourne@winkworth.co.uk

Winkworth

for every step...



DESCRIPTION

Nestled in the highly sought-after enclave of Branksome Park, this purpose-built flat presents an excellent opportunity for those seeking a spacious home to make their own. The property offers two well-proportioned double bedrooms, making it ideal for professionals, small families, or downsizers alike.

A highlight of this home is the generous lounge, perfect for relaxing or entertaining guests. The large kitchen breakfast room provides ample space for both cooking and casual dining. The bathroom enjoys the convenience of a separate WC, catering to modern lifestyles.

Step outside onto the sunny balcony, a wonderful spot to enjoy your morning coffee or simply unwind while soaking in the surroundings. The property further benefits from a garage, offering secure parking and valuable additional storage.

Situated just a level walk away from the vibrant heart of Westbourne, residents will enjoy easy access to a superb selection of shops, cafes, restaurants, and daily amenities. The beautiful sandy beaches are within close proximity, perfect for weekend strolls or summer days by the sea. Excellent transport links nearby ensure effortless connections to Bournemouth, Poole, and beyond.

While the flat does require modernisation, it presents a rare chance to create a bespoke living space in an enviable location.





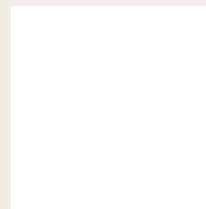
LOCATION

Westbourne and Bournemouth, nestled along Dorset's stunning south coast, blend seaside charm with vibrant culture. Westbourne, a stylish Victorian suburb, offers boutique shopping, cozy cafés, and a village feel just a short walk from the sea. It's known for its elegant architecture, peaceful gardens, and independent eateries. Nearby Bournemouth is a lively resort town boasting award-winning sandy beaches, a bustling pier, and scenic coastal walks.

The town offers a dynamic mix of entertainment, arts, and nightlife, while also featuring tranquil parks and historic landmarks. Together, Westbourne and Bournemouth provide a unique blend of relaxation, sophistication, and seaside fun.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London a circa 2 hour commute. There are also main line train routes from either Poole or Bournemouth railway stations which connect the Weymouth to London Waterloo South West train service. The vast majority of Bournemouth & Poole enjoy access to 5G network coverage and ultra-fast internet, however we recommend you check each

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/sale/property/WBN240131>

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: 956 years

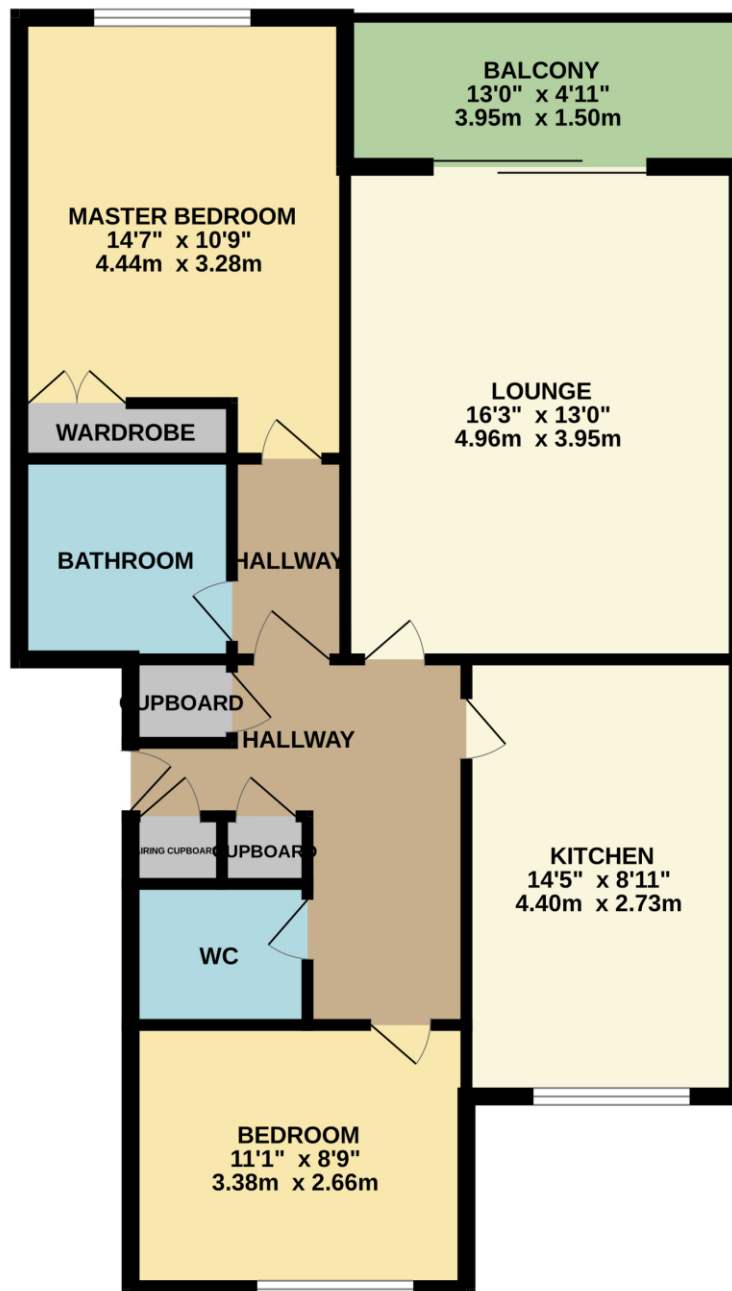
Service Charge: £4000 per annum

Council Tax Band: D

EPC rating: C

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

799 sq.ft. (74.2 sq.m.) approx.



TOTAL FLOOR AREA: 799 sq.ft. (74.2 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.
Made with Metropix ©2026

Westbourne

01202 767633 | westbourne@winkworth.co.uk

Winkworth

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.