



**Charleston House**  
**578 Wimborne Road East, Ferndown BH22 9NN**  
**GUIDE PRICE £325,000**

**Winkworth**





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**SHARE OF FREEHOLD**

**This stunning three double bedroom, two bathroom virtually brand new first floor apartment is positioned within a small modern development of just 9 apartments and benefits from a share of the freehold, communal gardens and residents off road parking.**

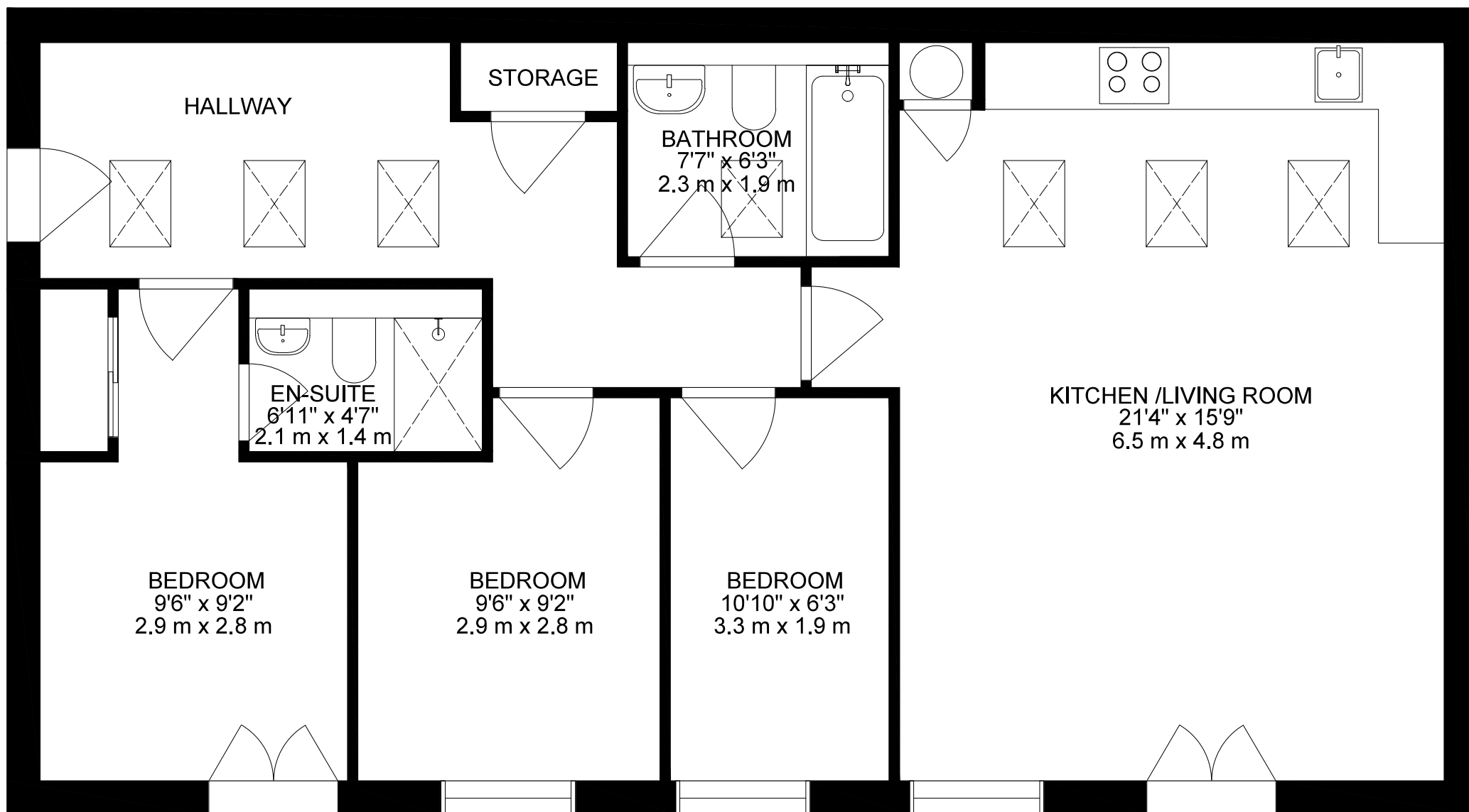
**Three Double Bedrooms**  
**Two Bathrooms**  
**Modern & Spacious First Floor Apartment**  
**Gas Central Heating**  
**Residents Off Road Parking**  
**No Onward Chain**  
**Sought After Location**  
**South Facing Communal Gardens**  
**Service Charge £1500 pa**  
**Share Of Freehold - 998 Year Lease Remaining**

**EPC B | Council Tax Band D**

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







GROSS INTERNAL AREA

TOTAL: 893 SQ FT, 83 m<sup>2</sup>

SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY





## LOCATION

Ferndown has good road access and is close to the main A31 between Ringwood and Wimborne making it easy to explore the wider area. There are bus routes along the Wimborne Road giving you easy access to Bournemouth, Poole and Wimborne all of which have an excellent range of shops, bars, restaurants and leisure facilities including Ferndown championship Golf Club, which is less than five minutes away. The nearest railway station is Branksome (7 miles) and is on the South West main line to London Waterloo and for trips further afield Bournemouth International Airport is just 4 miles away.

## Winkworth Ferndown

406 Ringwood Road, Ferndown, Dorset, BH22 9AU

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