



134 PARKWOOD ROAD  
BOURNEMOUTH  
BH5 2BW

LEASEHOLD  
ASKING PRICE  
£285,000

“An exceptionally  
spacious, three  
bedroom, first floor flat  
enjoying a convenient  
location by  
Southbourne high  
street”

**Winkworth**

for every step...

ASKING PRICE £285,000

Three Bedrooms  
Convenient Location  
Spacious Accommodation  
Kitchen / Breakfast Room  
Lounge / Dining Room

EPC: C | COUNCIL TAX: C | FREEHOLD | MAINTENANCE £..... |  
GROUND RENT £..... | PETS / HOLIDAY LETS PERMITTED  
01202 434365  
southbourne@winkworth.co.uk







## Why Parkwood Avenue?

Parkwood Road is set within the heart of Southbourne just 100 meters to Southbourne high street which has been rejuvenated in recent years to include an array of café's, restaurants, micro breweries and local convenience shops. Pokesdown train station is approximately 600 meters away for anyone looking to commute and the nearest bus stop being 100 meters away with excellent links to Bournemouth and Poole.

Southbourne cliff tops is just 700 metres away where you can enjoy miles of golden sandy beach and a promenade which stretches from Hengistbury Head to Sandbanks. There are a number of water sports available by Boscombe Pier with a number of beach side café's, bars and restaurants to take in along the way. Whatever you decide, there is something for everyone to enjoy.

This first floor flat offers spacious accommodation. Entering on the ground floor, you are greeted with a generous entrance hall with stairs leading to the first floor. The kitchen / breakfast room is fitted with a range of cabinets, integrated oven and hob with space and plumbing for washing machine and fridge / freezer.

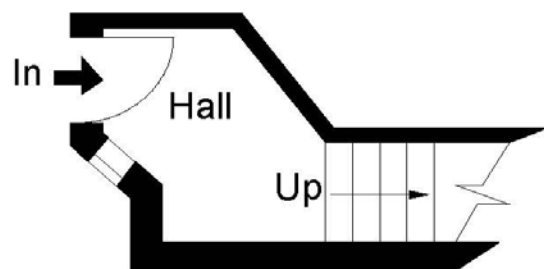
The lounge / dining room enjoys a dual aspect flooding the room with natural light and ample space for dining and lounge furniture.

All three bedroom are serviced by the family bathroom which includes a bath with separate shower cubicle, wash hand basin and wc with part tiled wall and flooring.

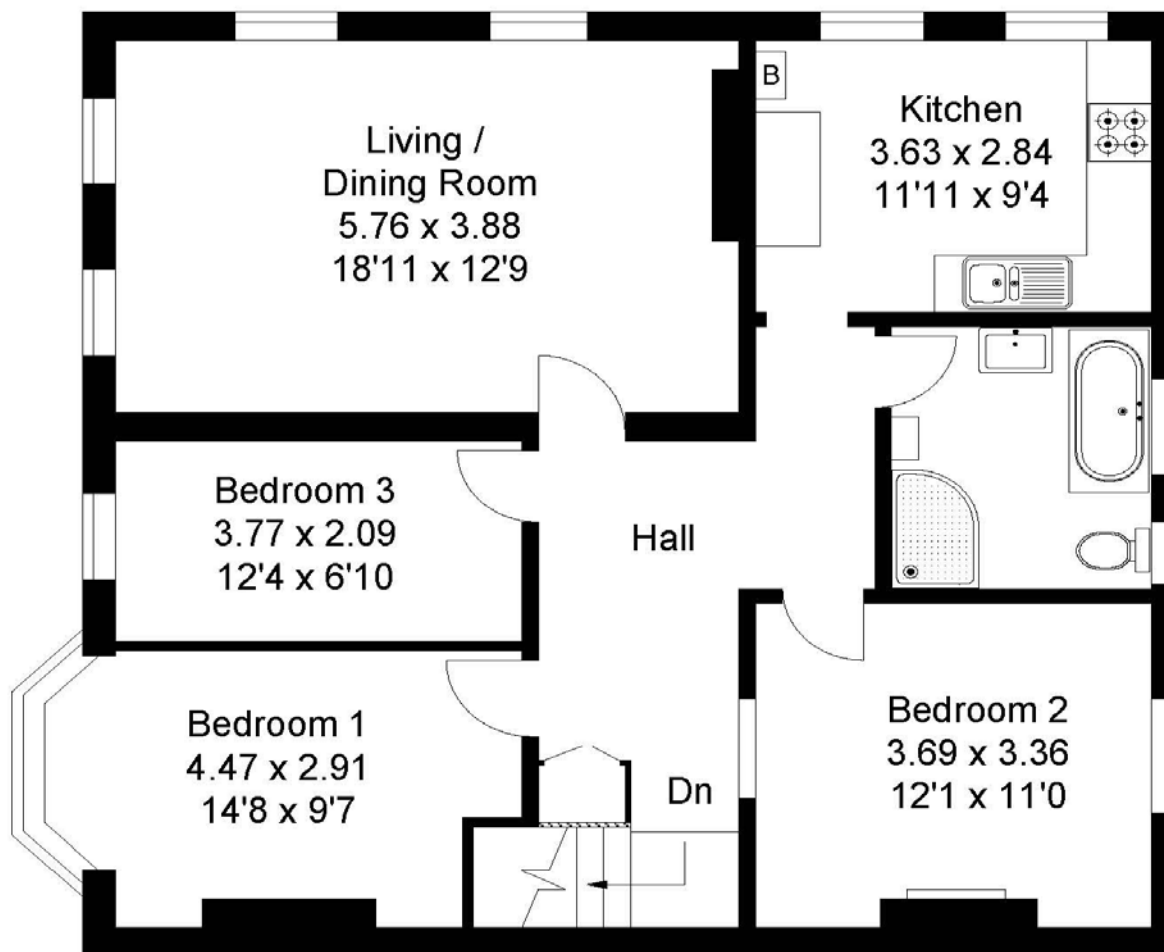




Approximate Gross Internal Area :- 90 sq m / 966 sq ft



**Ground Floor**



**First Floor**

**DISCLAIMER:**

Winkworth wishes to inform prospective buyers 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 issue 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.





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“Before embarking on her career in agency, Lori was a golf professional for many years following a successful amateur career playing at both county and international level. She started in agency in 2004 and has always worked in Bournemouth and the surrounding areas.

While working at her previous agency, she met James where they forged a firm friendship. Their passion to change the way people perceive estate agents, led them to joining forces and purchasing the Winkworth Southbourne franchise together. Lori has always lived in Southbourne and is very passionate about the area. Her children Zak and Kitty attended the local St James primary school. Both her children are now adults so in her spare time she enjoys travelling and big family get togethers when her youngest is home from university.”

**Winkworth**

for every step...