



**26A Belle Vue Road**  
Southbourne, BH6 3DP  
**GUIDE PRICE £700,000**

**Winkworth**









ASKING PRICE - £700,000 - FREEHOLD

01202 434365 | southbourne@winkworth.co.uk

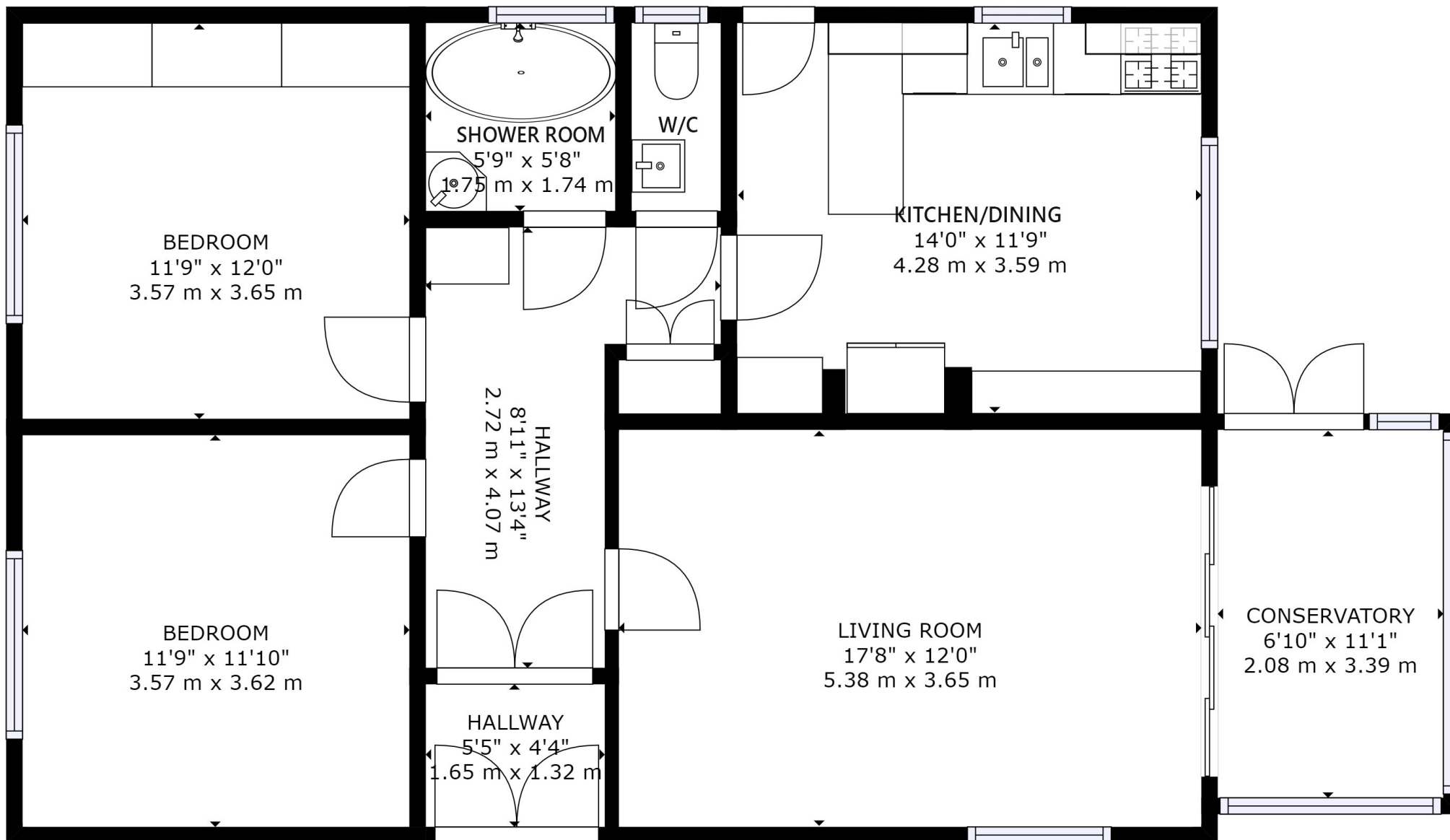
**A very welcoming detached bungalow proudly sitting in an expansive plot, just 200 metres to the cliff tops and less than one kilometre to Southbourne High Street.**

**With two double bedrooms, a beautiful farmhouse style kitchen / dining room and an expansive lounge with an additional conservatory.**

- 0.26 Acre Plot
- Two Double Bedrooms
- Modern Wood Panelling
- Farmhouse Style Kitchen
- Long Private Driveway
- Secluded Front Garden
- Detached Garage
- Modern Bathroom
- **Separate WC**
- Ample Off Road Parking
- 200m To Cliff Top
- 700m To Local Convenience Stores
- Loft Space







GROSS INTERNAL AREA  
 FLOOR 1: 870 sq. ft, 81 m<sup>2</sup>, EXCLUDED AREAS:  
 CONSERVATORY: 76 sq. ft, 7 m<sup>2</sup>  
 TOTAL: 870 sq. ft, 81 m<sup>2</sup>

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.









Southbourne is located in the south-east suburb of Bournemouth and neighbours both Christchurch and Boscombe. The area enjoys its own shopping experience with the main high street offering a varied range of shops, restaurants and bars. Southbourne itself enjoys an award-winning blue flag sandy beach with a level walk promenade extending from Hengistbury Head through to Sandbanks.

A local bus service provides links to Bournemouth and Poole with a different shopping experience together with a number of restaurants and bars providing a vibrant nightlife. A local train station provides direct links to Southampton, Southampton Airport and London which is approximately 100 miles away.

Bournemouth International airport (6 miles) offers a varied schedule of flights to a number of European destinations.





## Winkworth Southbourne

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