



FLAT 39  
VISCOUNT COURT  
24 OWLS ROAD  
BOURNEMOUTH  
BH5 1AF

LEASEHOLD  
ASKING PRICE  
£125,000

“A spacious one bedroom, top floor retirement apartment, with communal facilities which include a lounge, laundrette and First Port 24 hour assistance less than 0.5 mile to Boscombe Pier with miles of golden sandy beach.”

**Winkworth**

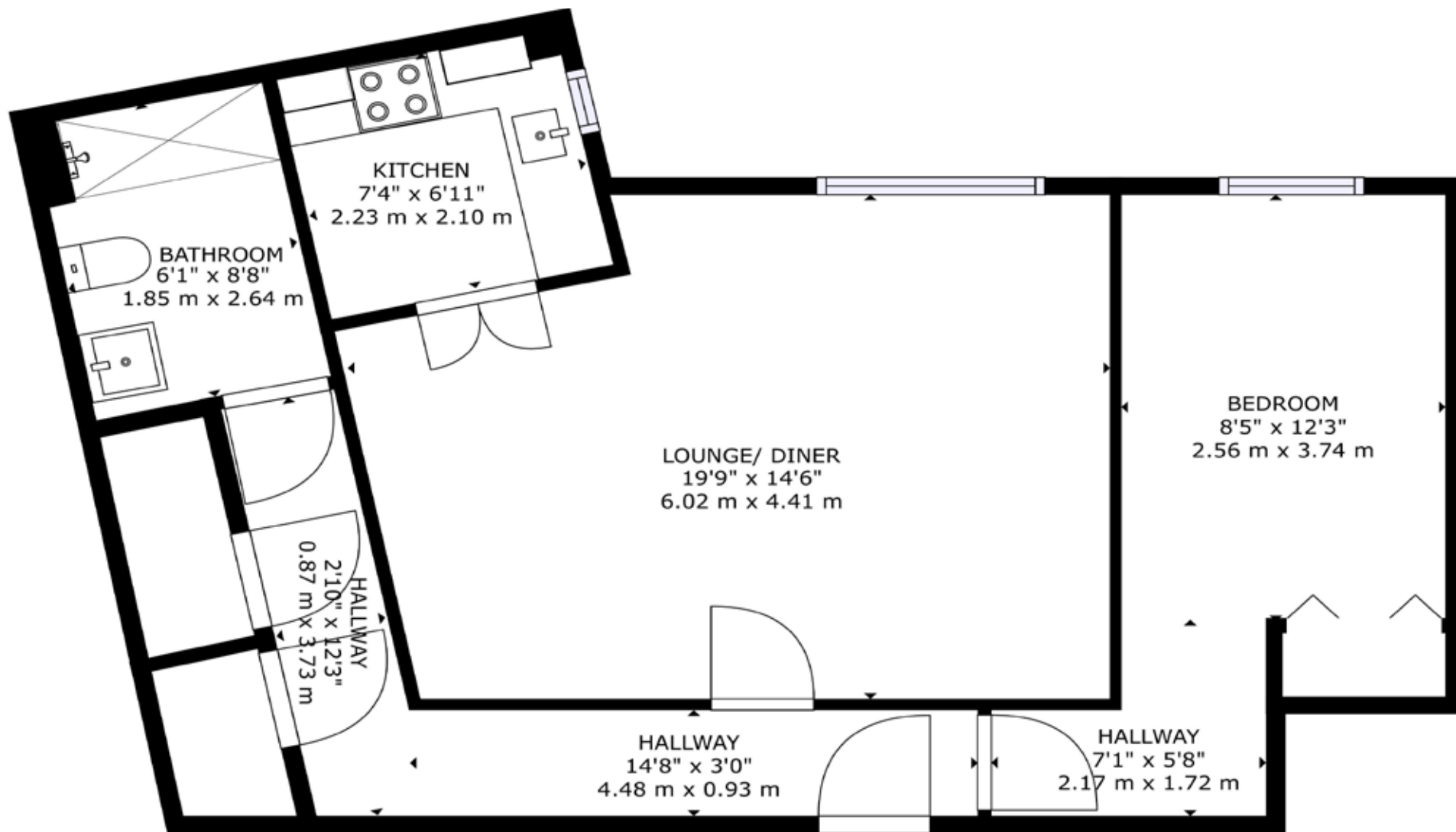
for every step...

ASKING PRICE £125,000

Exclusive Retirement Development  
Spacious Double Bedroom  
Open-plan Lounge/Diner  
Views Over Gardens  
Updated kitchen  
Residents Parking  
Modern Tiled Bathroom  
First Port 24 Hour Assistance

EPC: C | COUNCIL TAX: C | LEASEHOLD -91 YEARS | SERVICE  
CHARGE £2724.28 P/A | GROUND RENT £516.78 P/A | PETS  
BY CONSENT  
01202 434365  
southbourne@winkworth.co.uk





GROSS INTERNAL AREA  
FLOOR 1: 639 sq. ft, 59 m<sup>2</sup>  
TOTAL: 639 sq. ft, 59 m<sup>2</sup>

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

#### FLOOR 1

#### 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.





Lori Leon

lleon@winkworth.co.uk

07918 932490

Winkworth Southbourne

29 Southbourne Grove,  
Bournemouth, Dorset, BH6  
3QT

01202 434365

southbourne@winkworth.co.uk  
winkworth.co.uk/southbourne

“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...