



HOMEWAYE HOUSE, PINE TREE GLEN, WESTBOURNE, BOURNEMOUTH, DORSET, BH4

£130,000 LEASEHOLD

A beautifully presented one bedroom retirement apartment which has been fully refurbished to a high standard and is offered with vacant possession. The apartment benefits from bright, modern accommodation throughout with a balcony. Situated just a short level walk from Westbourne whilst being close to good transport links.

First floor | One double bedroom | Bright lounge | New kitchen & bathroom | Balcony | Resident parking | House manager

Westbourne | 01202 767633 |

Winkworth



LOCATION

Bournemouth is a seaside resort known for having seven miles of sandy beaches, Victorian architecture and a buzzing nightlife. The town is also home to Bournemouth Pier, an activity centre with an obstacle course, a climbing wall and a zip line and the two mile long Bournemouth Gardens which offer rock gardens, an aviary and plant species from 3 continents.

The town centre has a pedestrianised high street with a mix of department stores, well known fashion brands, high street shops and independent boutiques. Surrounded by restaurants, bars and coffee shops, there are plenty of opportunities to relax and unwind after a busy day.

Westbourne village is nearby and offers a variety of independent shops, restaurants and coffee houses as well as the popular well known high street names such as Marks & Spencer.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 1 hour 30 minutes 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.



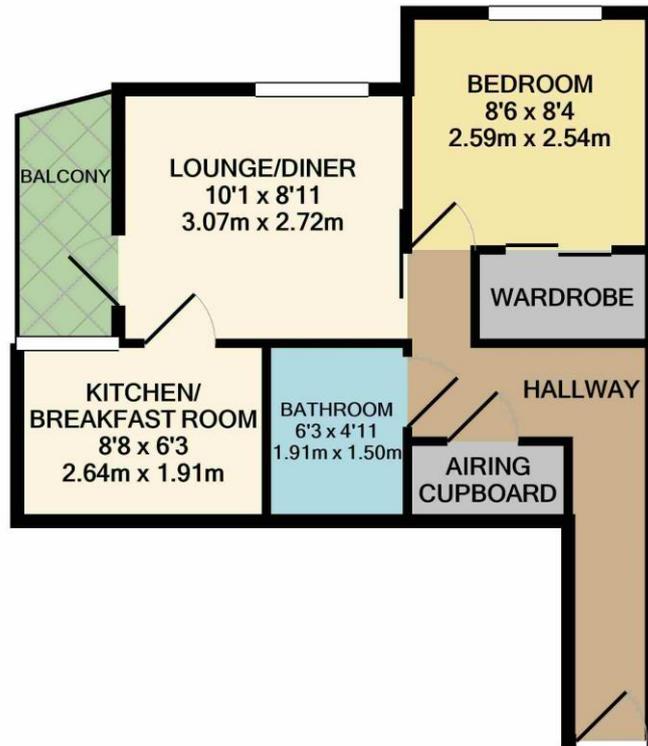
DESCRIPTION

Homeway House is a popular retirement development situated very close to the centre of Westbourne. There are numerous onsite facilities such as a permanent house manager to assist with the day to day running of the building, a communal lounge area, a laundry room with high specification washing machines and tumble dryers, landscaped communal grounds and ample resident parking.

The property is situated on the first floor and can be accessed via a lift or stairs through well presented hallways. A private front door leads into the entrance hall which runs the length of the property, houses an airing cupboard and doors to principal rooms.

The lounge is a bright and spacious room with dual aspect windows and a patio door that leads onto the private patio. The kitchen is newly fitted and benefits from a range of base and eye level work units with an integrated electric oven, hob and extractor and there is space and plumbing for a fridge freezer.

The master bedroom benefits from a large built in wardrobe along with space for further freestanding furniture. The new shower room is tiled and comprises of a suite to include WC, wash hand basin and walk in shower.



TOTAL APPROX. FLOOR AREA 350 SQ.FT. (32.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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
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If you are considering purchasing this property as a 'buy to let' investment, please contact a member of our Lettings team on 01202 767313 for a rental valuation

COUNCIL TAX BAND: A

TENURE: Leasehold

LOCAL AUTHORITY: BCP

SERVICE CHARGE: £2300 per annum

AT A GLANCE

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