



ST. ANTHONYS, WEST CLIFF ROAD, BOURNEMOUTH, BH4

£290,000 SHARE OF FREEHOLD

An exceptionally well presented, bright and spacious two bedroom third floor apartment set within a well maintained purpose built development which is situated in an enviable position on West Cliff road. The popular shops, bars and restaurants in Westbourne are a short level walk away as are all major travel connections.

Third floor | Two double bedrooms | Bright lounge diner | Contemporary kitchen | Modern bathroom & separate WC | South facing balcony | Underground parking

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.



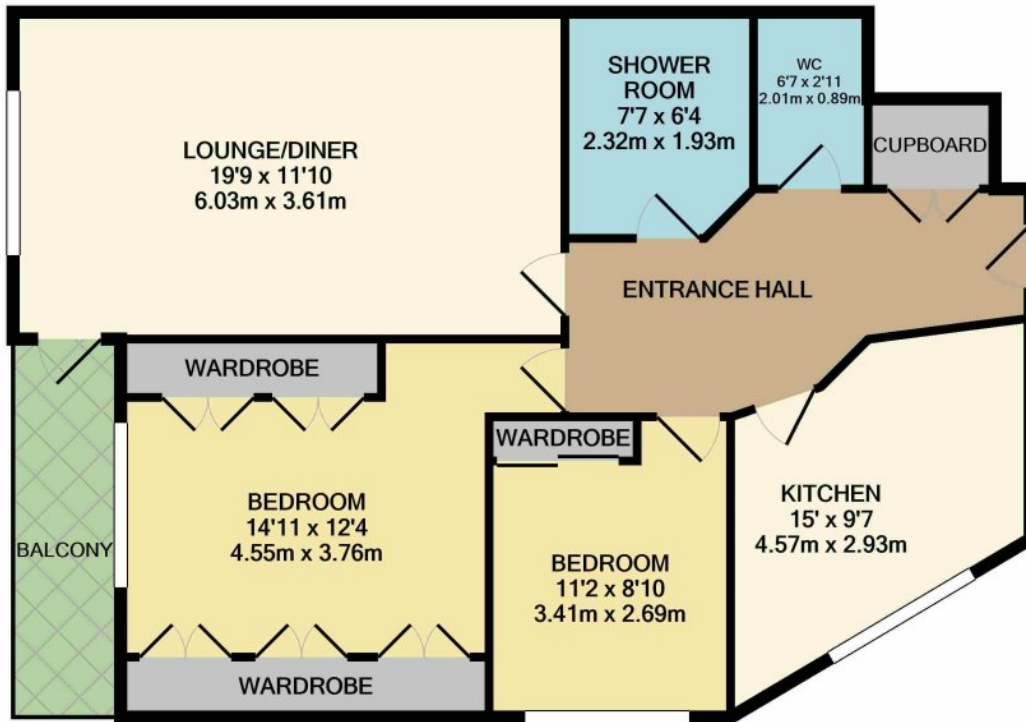
DESCRIPTION

The apartment is situated on the third floor which can be accessed via stairs or a lift through recently redecorated newly carpeted communal hallways. A private front door then leads into the entrance hall which houses a storage cupboard doors to principal rooms.

There is a bright south facing lounge which has ample room for a dining table and benefits from a large window and access onto the south facing balcony. The kitchen is fitted with a range of base and eye level contemporary work units with integrated appliances and a breakfast bar.

There are two generous double bedrooms both with floor to ceiling fitted wardrobes. There is a modern tiled shower room with suite comprising of a WC and wash hand basin inset into a vanity unit and a large walk in shower. There is also a separate WC.

An underground parking space is conveyed with the property.



TOTAL APPROX. FLOOR AREA 874 SQ.FT. (81.2 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: D

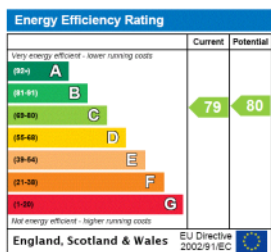
TENURE: Share of Freehold

LOCAL AUTHORITY: BCP Council

SERVICE CHARGE: £2000

AT A GLANCE

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