



QUARRY CHASE, POOLE ROAD, BOURNEMOUTH, BH4

£195,000 SHARE OF FREEHOLD

A bright and well presented two bedroom top floor apartment which is situated in this well managed purpose built development which is conveniently situated just a short level walk from the shops, bars and restaurants in Westbourne whilst also being close to the beach and good travel connections. The property is in good order throughout and enjoys the benefit of a garage.

Purpose built | Second floor | Two bedrooms | Lounge diner | Fitted kitchen | Modern bathroom | Garage | Central location

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 top, second, floor which is accessed via stairs through well presented communal hallways. A private front door leads into the entrance hall which runs the length of the apartment, employs an area suitable for storage or a study space and there are doors to principal rooms.

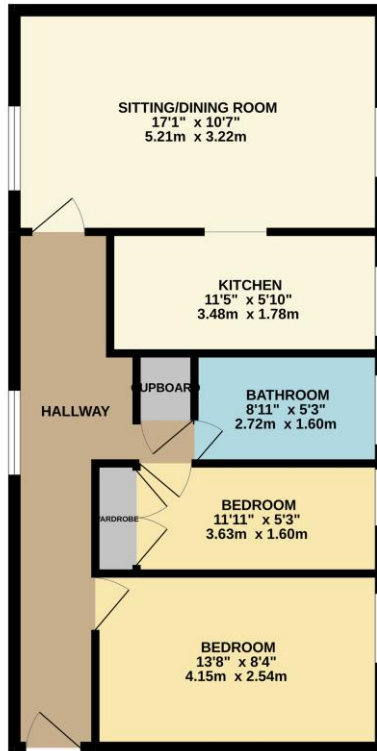
There is a large lounge with ample room for a dining table and dual aspect windows to front and rear aspect. The kitchen is accessed by the lounge in the city with a range of base & eye level work units with space and plumbing for domestic appliances.

There two bedrooms in total with the master bedroom being a good size double which benefits from built-in wardrobes. The family bathroom is tiled with a suite comprising WC, wash hand basin panel bath with shower above.

A garage is conveyed with the property.

The costs for heating and hot water and water and sewerage are included within the annual service charge along with building insurance, gardening and general wear and tear.

SECOND FLOOR
616 sq.ft. (57.2 sq.m.) approx.



TOTAL FLOOR AREA - 616 sq.ft. (57.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan 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

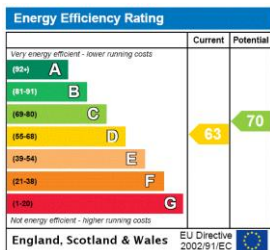
COUNCIL TAX BAND: B

TENURE: Share of Freehold

LOCAL AUTHORITY: BCP

AT A GLANCE

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