



FLAT 156
HONEYCOMBE BEACH
BOSCOMBE
BH5 1LG

LEASEHOLD
GUIDE PRICE
£450,000 - £475,000

“A two double
bedroom, two
bathroom, fourth floor
apartment with
panoramic sea views
from Old Harry Rocks
to the Isle Of Wight”

Winkworth

for every step...

GUIDE PRICE £450,000 - £475,000

Two Double Bedrooms
Two Bathrooms
Panoramic Sea Views
Exclusive Beach Front Development
Concierge Service
Gymnasium
Secure Parking

EPC: C | COUNCIL TAX: E | LEASEHOLD 131 YEARS REMAIN-
ING | MAINTENANCE £5024 P/A | GROUND RENT £598 P/A |
PETS PERMITTED | NO HOLIDAY LETS
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Why Honeycombe Beach?

Honeycombe Beach is an exclusive beach side development enjoying views from the Isle Of Wight to Old Harry Rocks. The promenade stretches from Hengistbury Head to Sandbanks. There are a number of water sports available by Boscombe Pier with a range of cafés, restaurants and bars to take in along the way. Boscombe high street is less than a mile away . It enjoys a variety of restaurants and bars. Diverse landmarks in lively Boscombe include art deco buildings, a restored Victorian pier with a modernist entrance hall, and the 1890s-built Royal Arcade shopping mall. Boscombe has its own thriving night-life scene with established venues such as the O2 Academy hosting a wide range of local, national, and international artists. The beach front Chine Gardens has paths winding around flower beds and a mini-golf course.

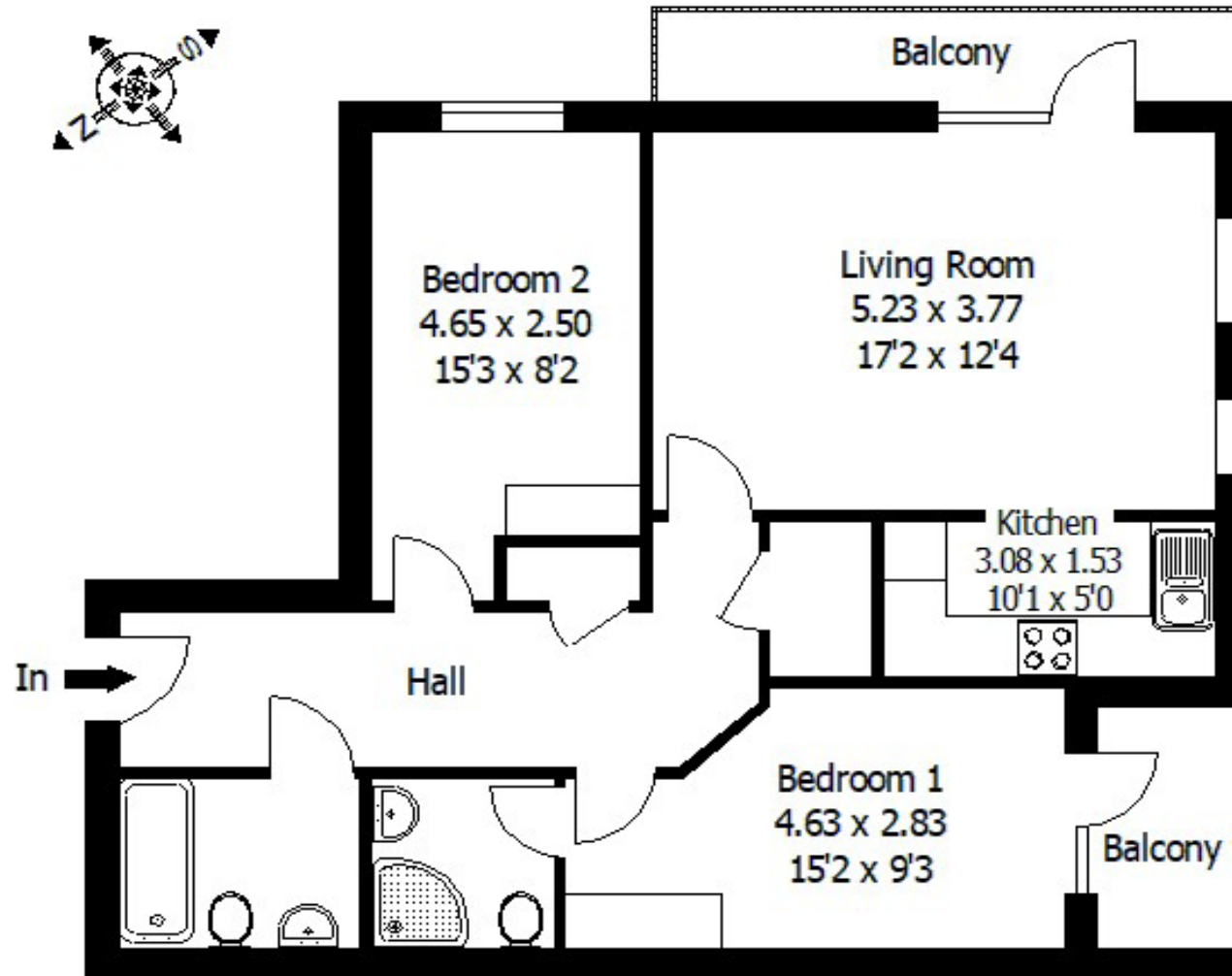
This two bedroom, two bathroom apartment is immaculately presented throughout. The dual aspect open plan lounge / dining room is flooded with natural light with double doors leading out to one of the balconies with stunning views. The kitchen is open to the lounge / dining room, fitted with modern cabinets and integrated appliances.

Both bedrooms are double in size with fitted wardrobes. The primary bedroom further benefits from an en-suite shower room and private balcony with further panoramic views.

Outside, the property is well maintained and benefits from a gated entry, concierge service, on site residents gymnasium and secure off road parking.



Approximate Gross Internal Area :- 68 sq m / 729 sq ft



For identification purposes only, not to scale do not scale.

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.



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“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.”

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