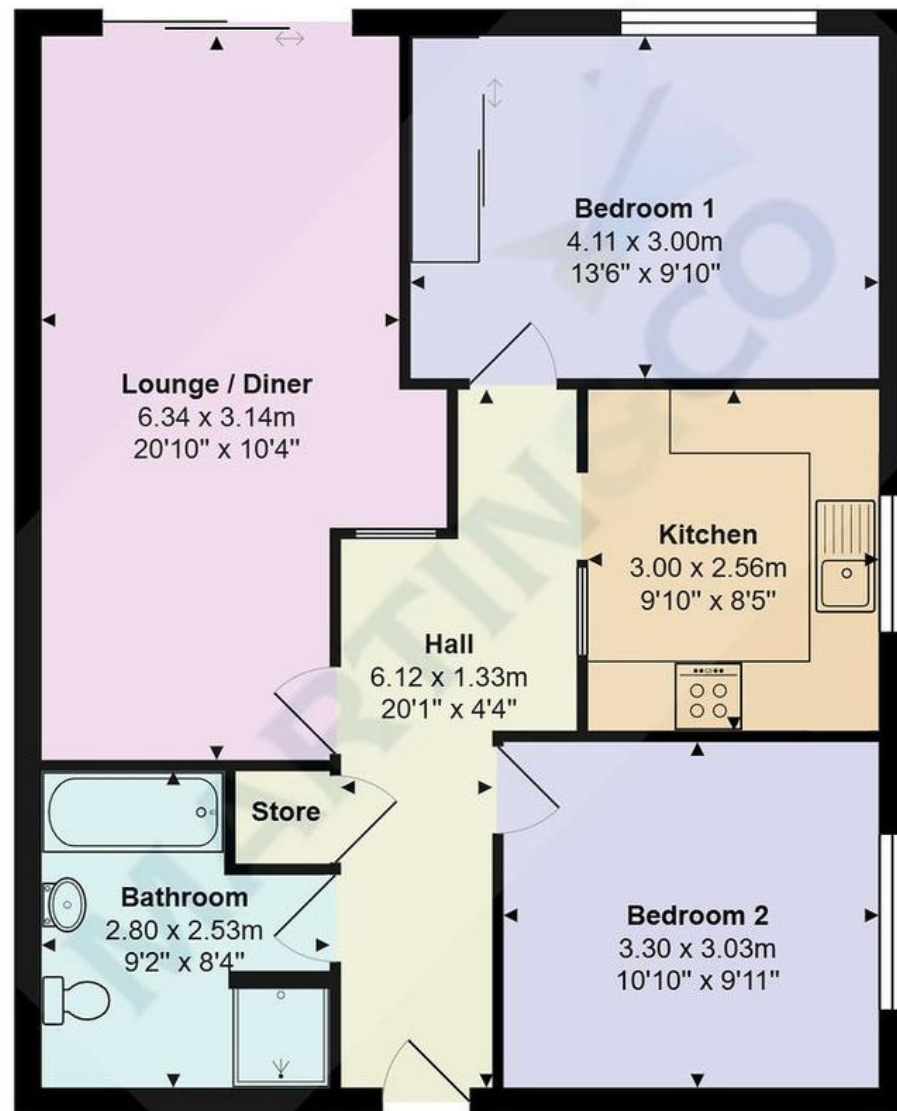


Property Location Bournemouth



Total Area: 67.7 m² ... 729 ft²

All measurements are approximate and for display purposes only



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

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Beechy Road, Bournemouth

Asking Price Of £195,000



Ground Floor Apartment

Two-Bedroom

Long 182-Year Lease

Peppercorn Ground Rent

Modern Fitted Kitchen

Living Area W/ Patio Doors

Private Garage

Allocated Parking Space

Convenient Location

No Forward Chain



Why you'll like it

This well-presented and spacious ground floor apartment offers 67.7 square metres of comfortable living space in a convenient coastal location. The property benefits from a long 182-year lease and a peppercorn ground rent, providing excellent long-term value.

Inside, there is a modern fitted kitchen and a bright living/dining area with patio doors leading out to the communal gardens. Master bedroom includes fitted wardrobes, and the family bathroom features both a bath and a separate shower. The apartment also comes with a private garage and an allocated parking space.

Located just a five-minute drive from the beach and close to local transport links and amenities, this property combines practicality with a relaxed lifestyle in a well-maintained development.

Agent's Notes:

Tenure: Leasehold

Remaining Lease: 182 years Remaining Service charge: £1,400 per annum

Ground Rent: Peppercorn

Holiday Lets: TBC

Pets: Yes

Parking: Allocated Parking

All mains are connected.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

1. Money laundering regulations: intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your cooperation in order that there will be no delay in agreeing the sale.

2. General: while we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will check the position for you, especially if you are contemplating travelling some distance to view the property.

3. Measurements: these approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.

4. Services: please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

5. These particulars are issued in good faith but do not constitute representations of fact or form part of any offer or contract. The matters referred to in these particulars should be independently verified by prospective buyers or tenants. Neither Martin and Co Bournemouth limited nor any of its employees or agents has any authority to make or give any representation or warranty whatever in relation to this property.

