



## 11 Alton Rd, Lower Parkstone, Poole BH14 8SL

### POA Leasehold

KEY DRUMMOND \*\* TWO DOUBLE BEDROOM TOP FLOOR APARTMENT WITH SEA VIEWS\*\*. Alton Heights is ideally located for Parkstone Golf course and for the boating enthusiast, Salterns Marina is close by. Short drive to the local safe, sandy Blue Flag award winning beaches of Sandbanks. Spacious living accommodation includes luxury kitchen and bathrooms, floor to ceiling windows and sliding door to the living area leading out onto the spacious balcony. Secure underground car park, video entry phone system.

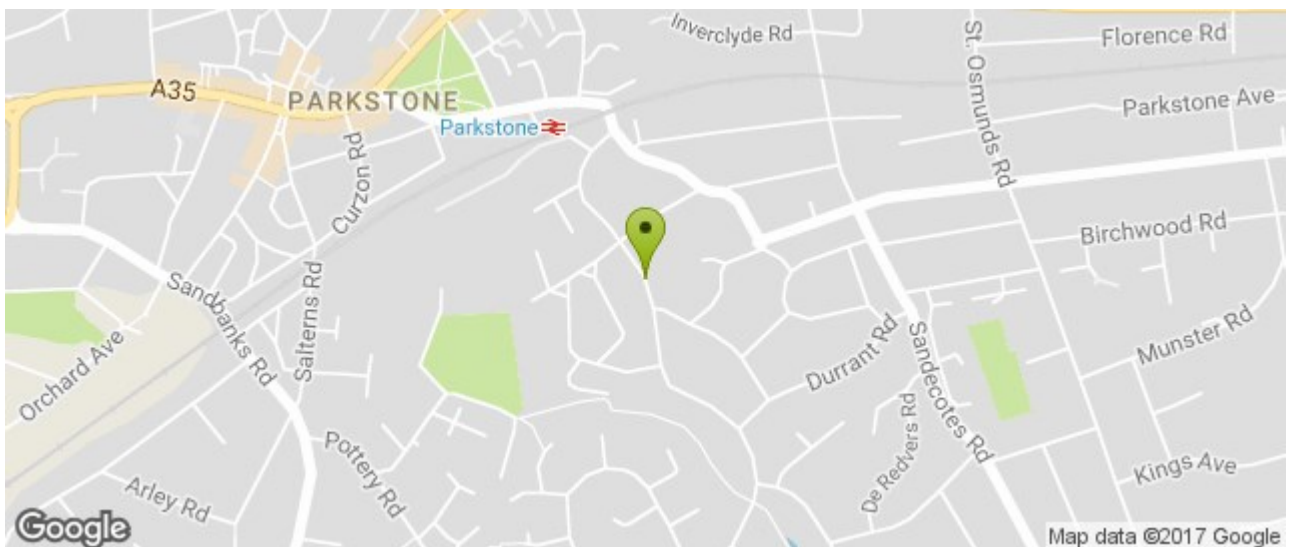
- CLOSE TO ASHLEY CROSS
- SPACIOUS BALCONY
- LUXURY BATHROOM & EN-SUITE
- TWO BEDROOM PENTHOUSE
- FULLY INTEGRATED KITCHEN
- LIFT TO ALL FLOORS



**TOTAL APPROX. FLOOR AREA 670 SQ.FT. (62.2 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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**Offices at:**

- 19 Haven Road, Canford Cliffs, Poole, Dorset BH13 7LE
- 266 Sandbanks Road, Lilliput, Poole, BH14 8HA
- 113 Commercial Road, Ashley Cross, Poole, BH14 0JD
- 14 Dorchester Road, Oakdale, Poole, BH15 3JY

**All room dimensions given above are approximate measurements**

These particulars are intended only to give a brief description of the property as a guide to prospective buyers. Accordingly:

- Their accuracy is not guaranteed and neither Key Drummond Estate Agents, nor the vendors accept any liability in respect of their contents.
- They do not constitute an offer of contract for sale.
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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.

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.