

Estate Agents



Auctioneers



**Riverside Court, 220 Tuckton Road, Tuckton, Bournemouth.
BH6 3AA
£199,950 Leasehold**

One Bedroom Ground Floor Retirement Flat
Hallway | 19' Reception Room | Modern Kitchen | 17' Double Bedroom with Wardrobe
Modern Shower Room | No Chain

Riverside Court, 220 Tuckton Road, Tuckton, Bournemouth. BH6 3AA

£199,950 Leasehold

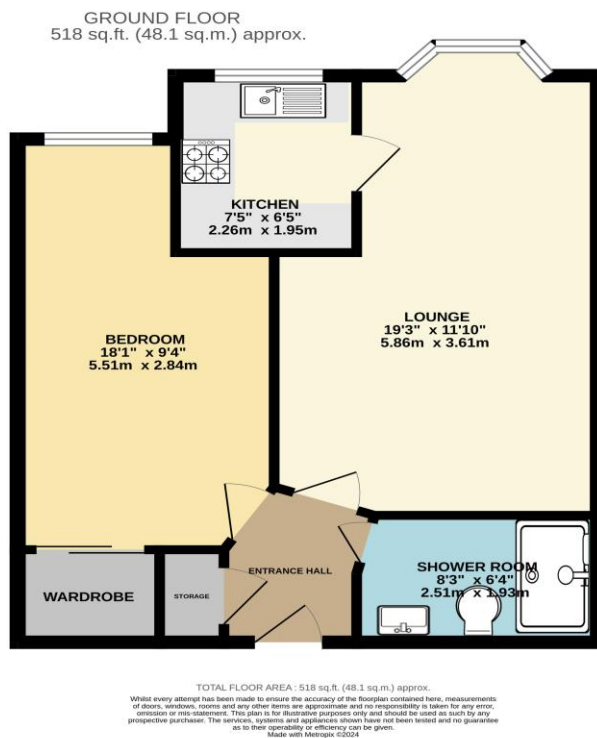
A one bedroom ground floor retirement apartment in this popular and highly regarded retirement development located in the heart of Tuckton - and ideally situated for local shops, amenities and bus services. Built in 2015 this stylish apartment consisting of reception room, kitchen, double bedroom and bathroom boasts a full range of modern facilities including underfloor heating, neutral carpets and white UPVC double glazed windows throughout.

The 19' reception room has a south facing bay window overlooking the communal grounds and plenty of space for a seating and dining area. The stylish modern kitchen comprises a range of high gloss units with a number of integrated appliances including a fridge/freezer, dishwasher, ceramic electric hob with extractor hood over, integrated fan assisted oven and microwave. The 17' bedroom is a spacious double size with a built-in wardrobe and the luxury bathroom is fully tiled with a large walk-in double shower, enclosed flush w/c and a wall mounted wash hand basin with drawer below and large vanity mirror. In the entrance hallway is a spacious walk-in cupboard.

The complex offers a wide range of communal facilities to include a homeowners' lounge with kitchen and library, large communal terrace, laundry area with washing machines and tumble dryers, a well-being suite/equipped gym and a guest suite. All floors are served by tastefully decorated communal areas and lift. Outside there are communal gardens and a residents parking area, with storage for mobility scooter (waiting list for spaces) The complex is run by an estate manager who is on site Monday to Friday. There is also a 24 hour care line support system to give complete peace of mind.

Service Charge: Approx. £2,134 per annum.
Building Insurance: £144.70
Lease: 125 Years from 15th September 2014

Ground Rent: £650 per annum
Council Tax: Band D



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.