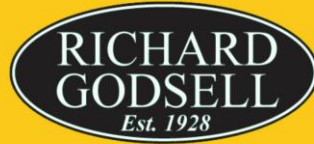


Estate Agents



Auctioneers



Grand Avenue, Southbourne, Bournemouth, BH6 3SY £205,000 - Share of Freehold

Spacious One Bedroom Ground Floor Flat | Communal Entrance | Hallway
18ft x 12ft Reception Room | Double Bedroom | Modern kitchen | Modern Bathroom
Communal Grounds | Allocated Parking | Vacant Possession

Grand Avenue, Southbourne, Bournemouth, BH6 3SY

£205,000 Share of Freehold

This well-presented and deceptively spacious one-bedroom ground floor flat is located just a few minutes' walk from the popular shopping parade at Southbourne Grove, which offers a variety of local shops, bars, and restaurants, as well as stunning clifftops overlooking sandy beaches below. The stylish property features UPVC double glazing, gas central heating, an 18ft x 12ft reception room, a modern kitchen, a contemporary bathroom, a double bedroom, communal grounds, and allocated parking. ***This flat would make an ideal second home or rental investment. Viewing is highly recommended.***

Upon entering through the communal entrance, you will arrive at the door leading into the flat. Inside, there is a hallway that provides access to all rooms. The impressive reception room, measuring 18ft x 12ft, features sliding patio doors that open onto the communal grounds and is adorned with laminate flooring.

The stylish kitchen is equipped with a modern range of wall and base units, enhanced by stone work surfaces. It includes a built-in oven, hob, and extractor fan, as well as ample space for a breakfast table and chairs. A fridge freezer and washing machine are also included.

The bathroom is immaculately fitted with a modern suite that consists of a panelled bath with a wall-mounted shower, a WC, and a vanity basin, all elegantly finished with white tiling. The double bedroom is generously sized and features a side window. Additionally, you can access the flat through a private entrance at the patio doors.

Outside, you will find a spacious communal garden with a patio area that is perfect for enjoying the sunshine. There is also allocated parking available for one car.

Tenure: Share of Freehold

Service Charges: £2,000 per annum, 99 years remaining from 1st January 2020

Council Tax Band: B

EPC Rating: 68 | D

