



Flat 3 Barons Court, 6 Dawkins Road, Hamworthy, Poole, BH15 4JD

Asking Price £189,950

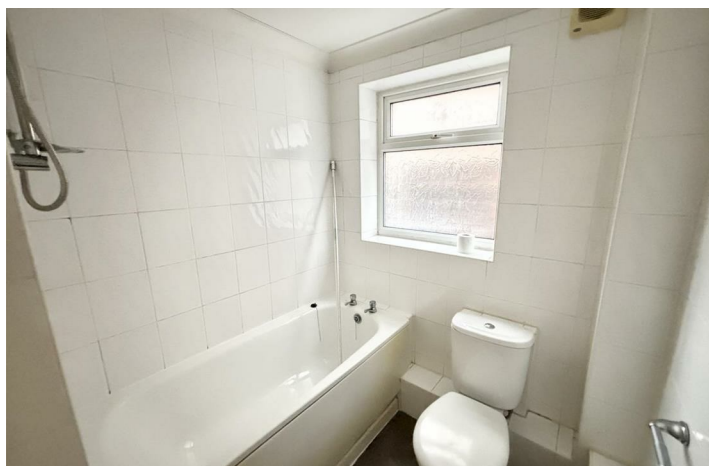
- Two Double Bedrooms
- Communal Garden
- Share of Freehold
- UPVC Double Glazing
- Ideal FTB or BTL
- Ground Floor Flat
- Garage
- Low Ownership Charges
- Close to Train Links
- No Forward Chain

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NO FORWARD CHAIN - This spacious ground floor flat is situated in a SHARE OF FREEHOLD block, with a COMMUNAL GARDEN and GARAGE.



Council Tax Band: B

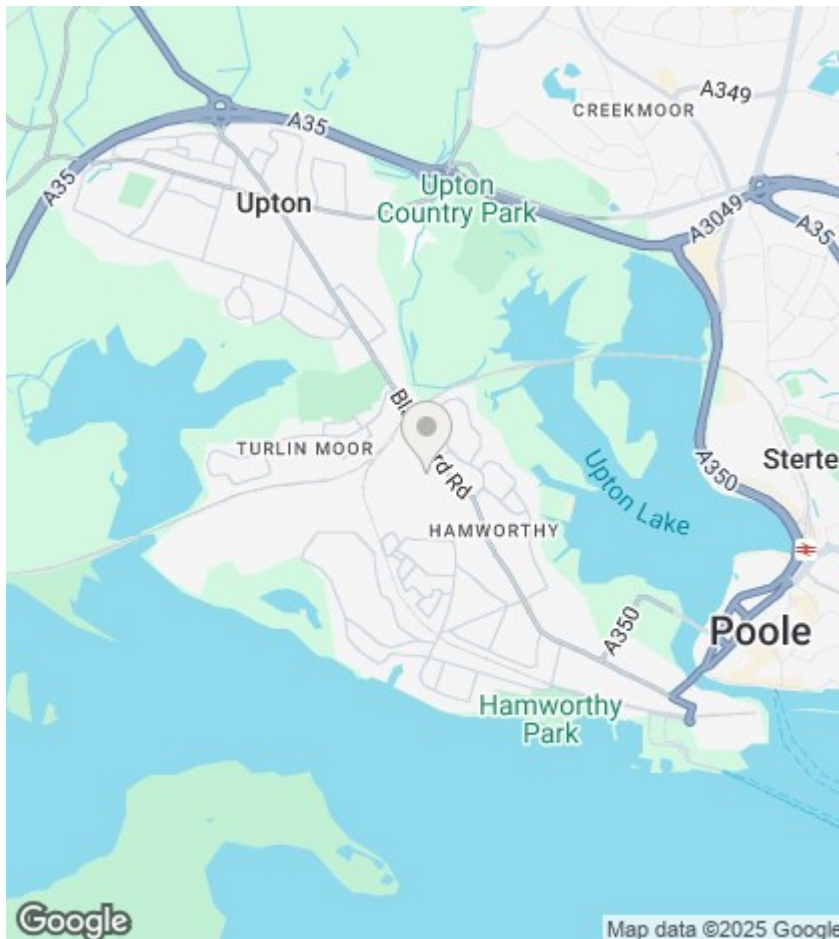


Barons Court

In our opinion, this property would make an ideal first time purchase or buy to let investment. The well planned accommodation comprises two double bedrooms, a generous lounge/dining room with patio doors, separate kitchen and bathroom.

Further benefits include a good sized communal garden, garage with up-and-over door, low overall yearly charges, share of the freehold and UPVC double glazing.

With its position close to local amenities & transport links, we anticipate high levels of interest. To arrange a viewing, or for more information, please contact our Upton Branch at your earliest convenience!



Agents Note

Whilst every attempt has been made to ensure the accuracy of details and measurements contained in these particulars, they are not to be relied upon especially when potential cost could be incurred.

No appliances have been tested so the agent cannot verify that they are in working order.

The agent has not seen any legal documentation to verify the legal status of the property. This must be verified by your chosen solicitor.

Viewings

Viewings by arrangement only. Call 01202 622101 to make an appointment.

EPC Rating:

D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		74
(55-68) D	56	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

