



## Thomas Court

14 Golf Links Road, Ferndown, Dorset, BH22 8BY



LUXURY &  
PRESTIGE  
Exclusive Properties

## Can't wait to view in person?

All of our properties feature a professionally produced one minute video, personally introduced by a member of our team.



Simply click on the thumbnail above to let one of our team give you a guided tour of the highlights.

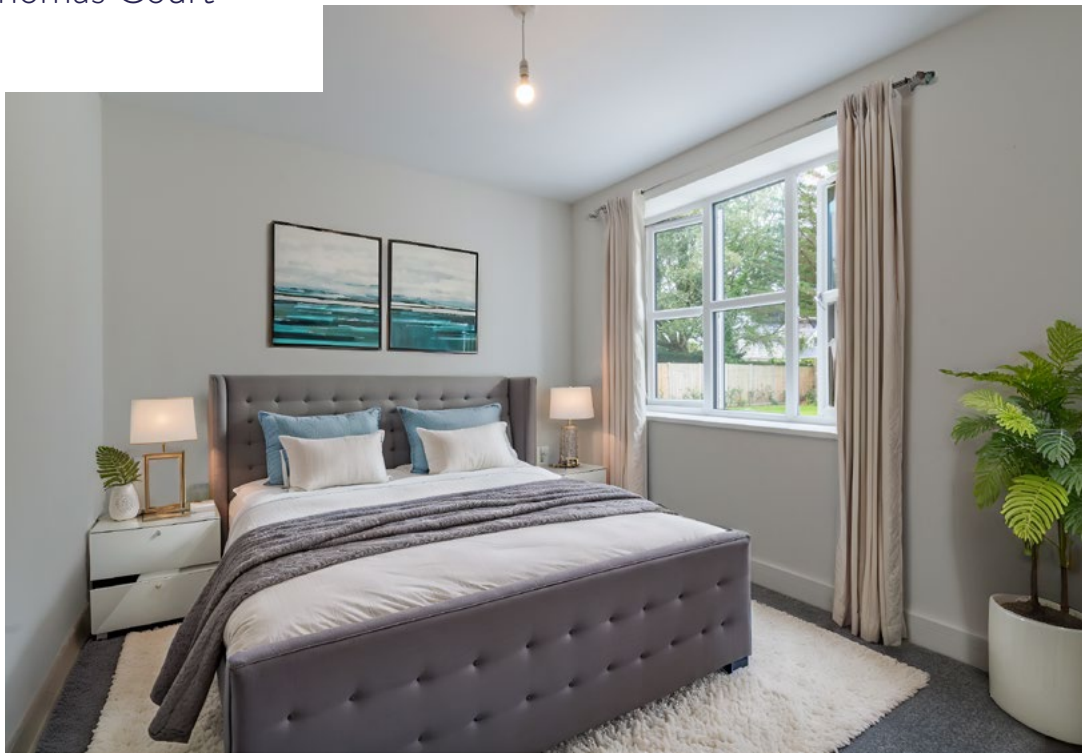
**vimeo**



Apartment 1 Thomas Court



Apartment 1 Thomas Court



## Interactive 3D Tour

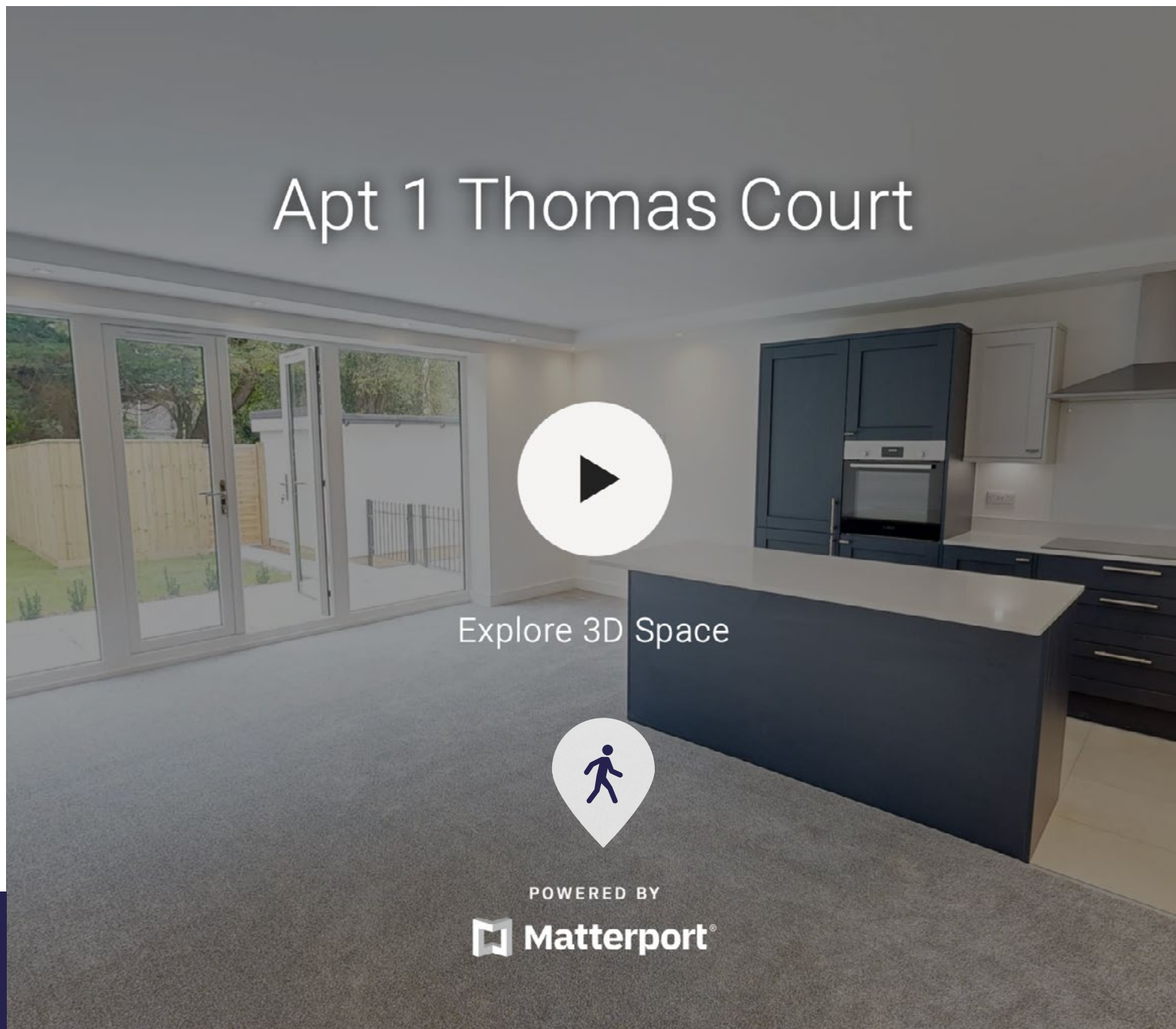
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This fully immersive experience allows you to 'click and drag' your way through the property at your own pace. It is best viewed on a desktop screen or in landscape mode on your smartphone or tablet.

01202 007373

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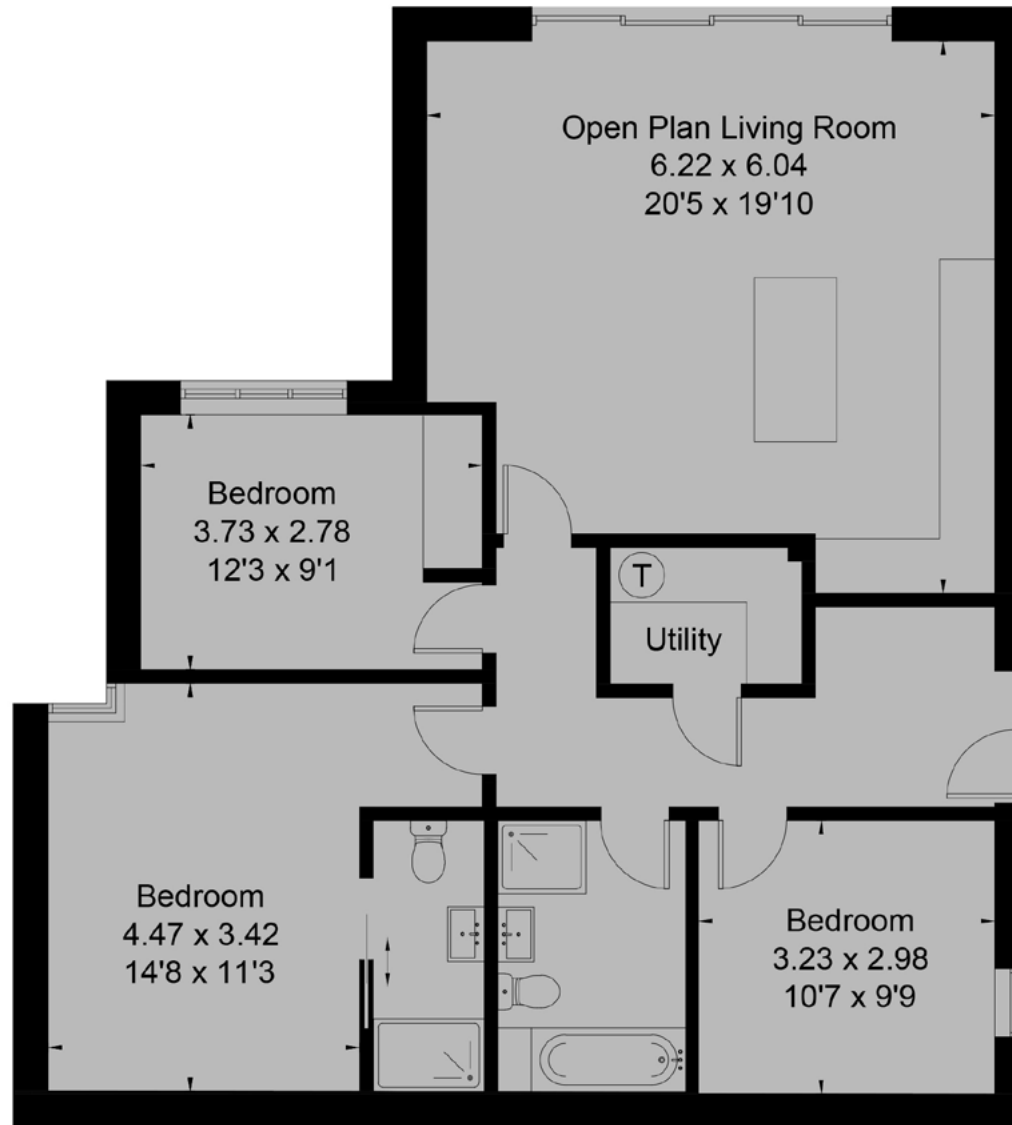


Please click on the image above to view our interactive 3D tour of this property.



# Apartment 1, 14 Golf Links Road, Ferndown, BH22 8BY

Approximate Floor Area = 100.5 sq m / 1082 sq ft



## Ground Floor

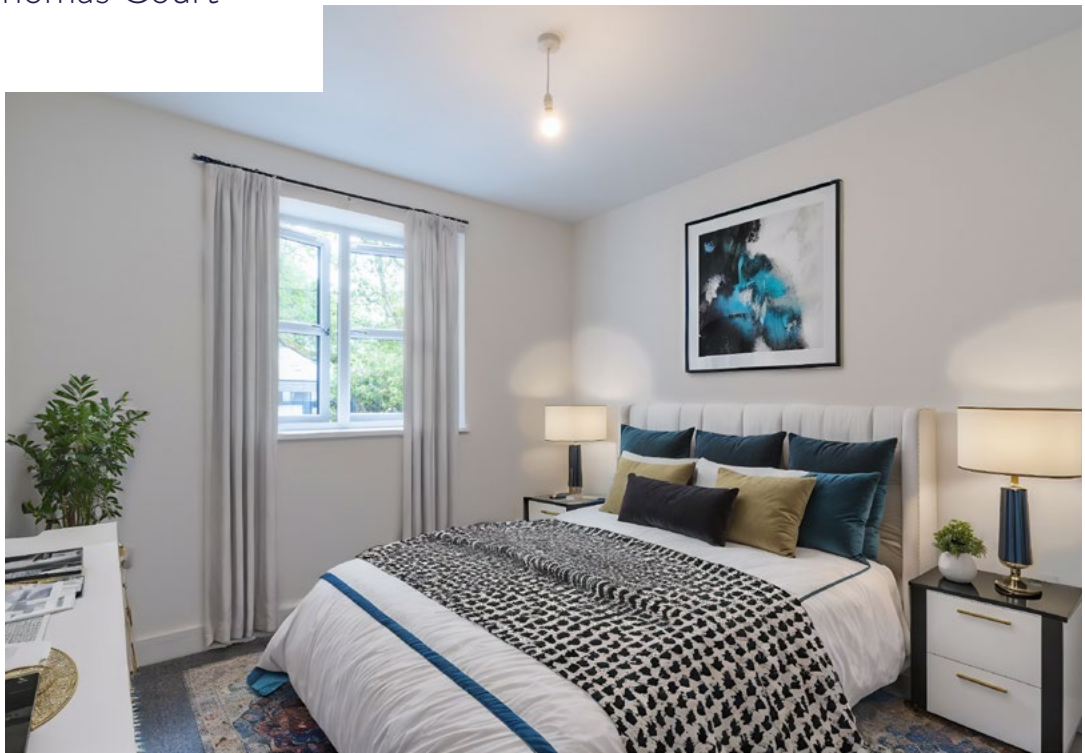
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Apartment 2 Thomas Court



Apartment 2 Thomas Court





## Interactive 3D Tour

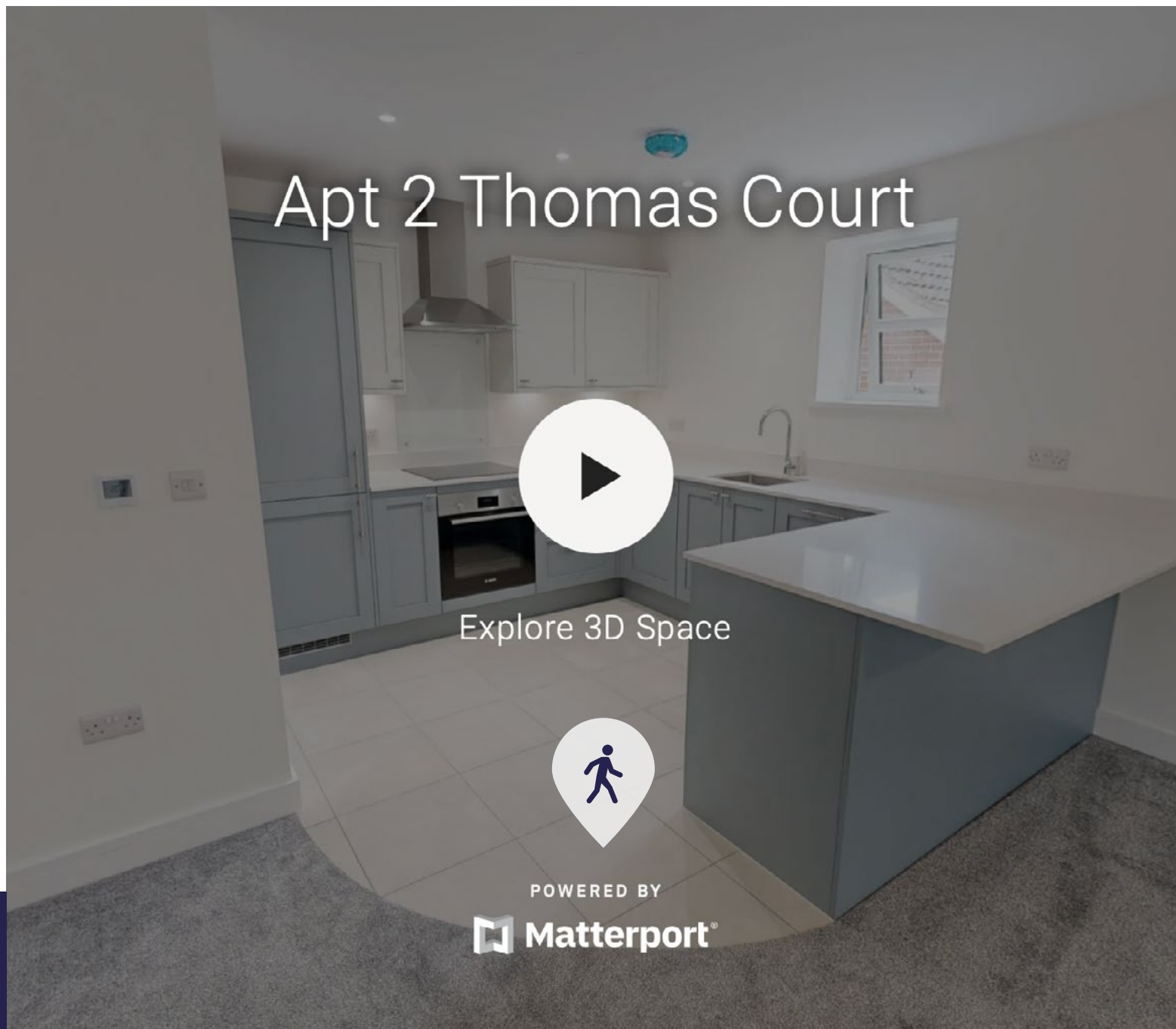
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# Apartment 2, 14 Golf Links Road, Ferndown, BH22 8BY

Approximate Floor Area = 92.9 sq m / 1000 sq ft



Ground Floor

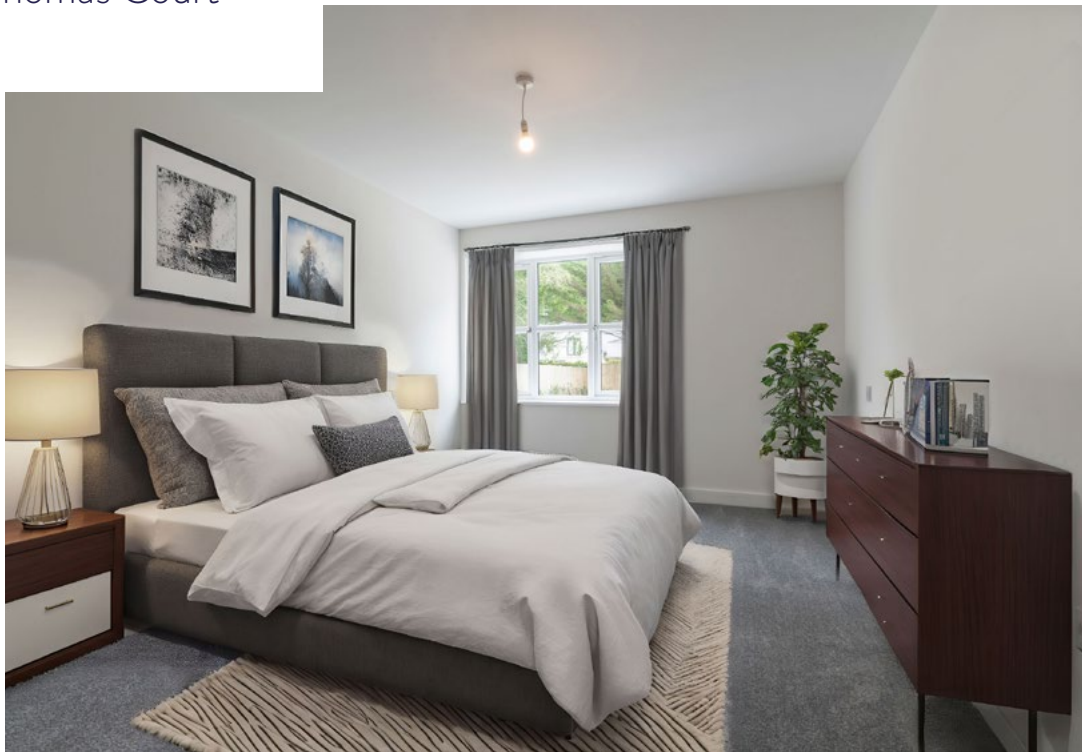
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Apartment 3 Thomas Court



Apartment 3 Thomas Court



## Interactive 3D Tour

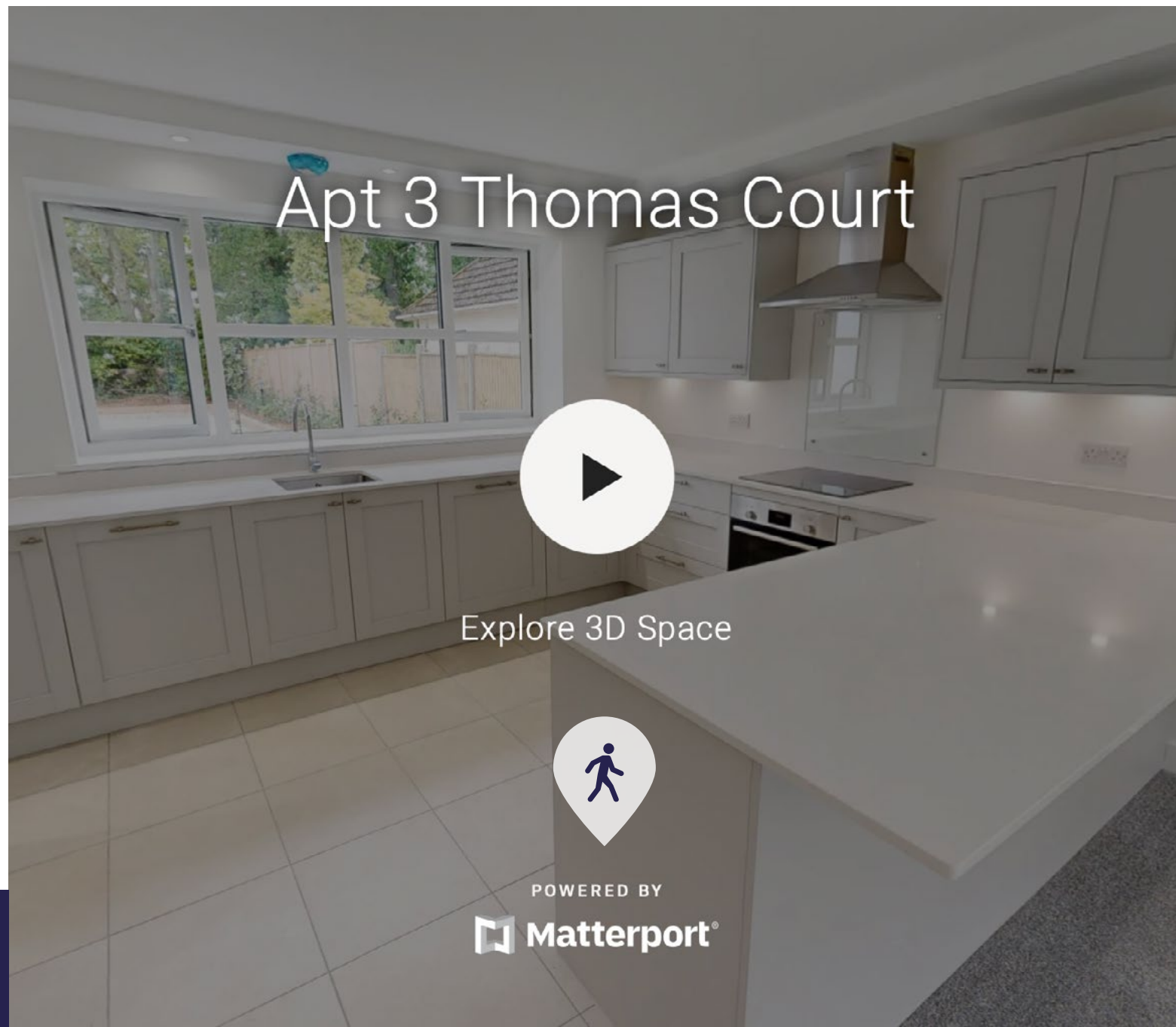
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# Apartment 3, 14 Golf Links Road, Ferndown, BH22 8BY

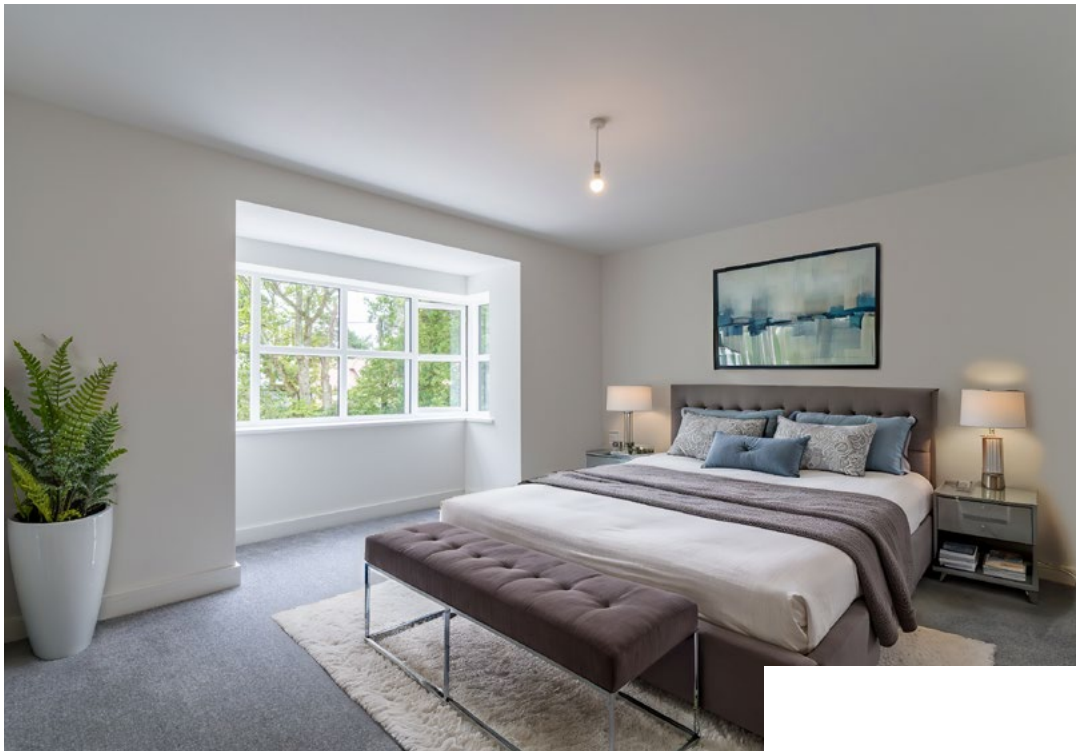
Approximate Floor Area = 95.5 sq m / 1028 sq ft



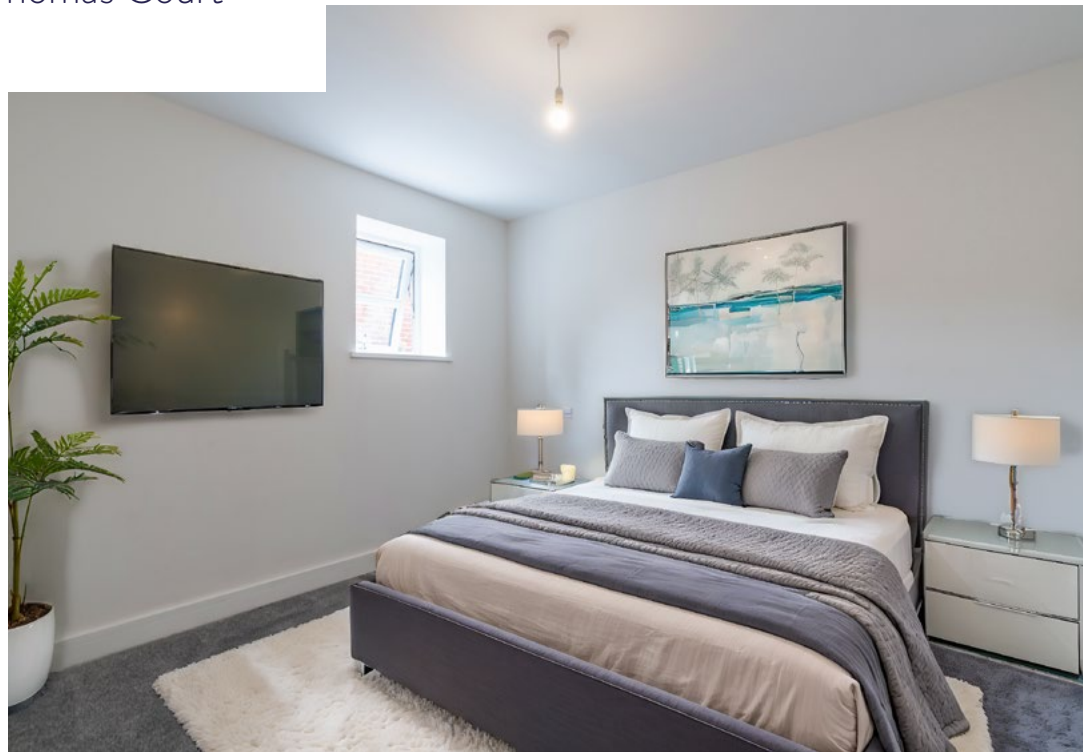
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Apartment 4 Thomas Court



Apartment 4 Thomas Court





## Interactive 3D Tour

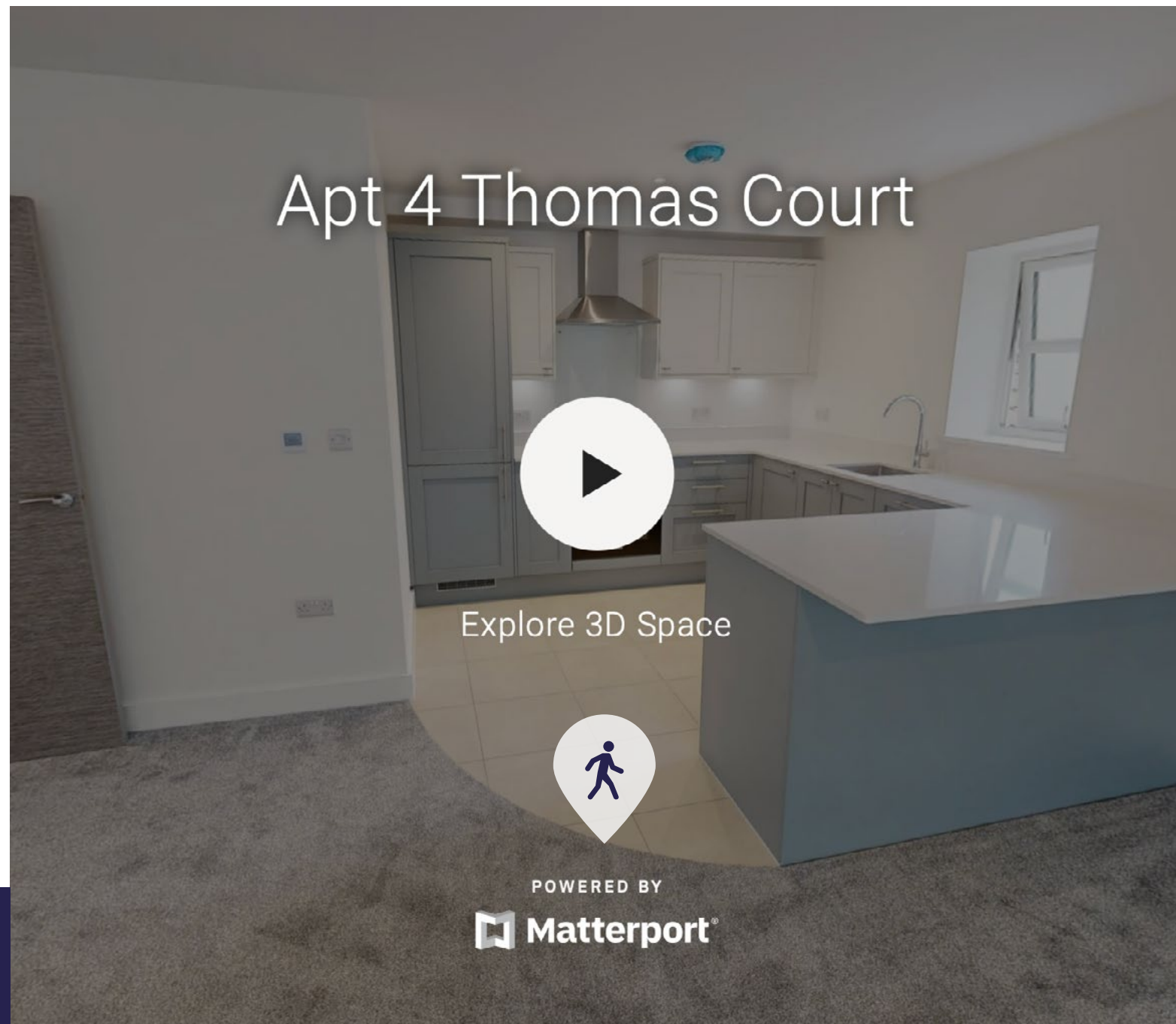
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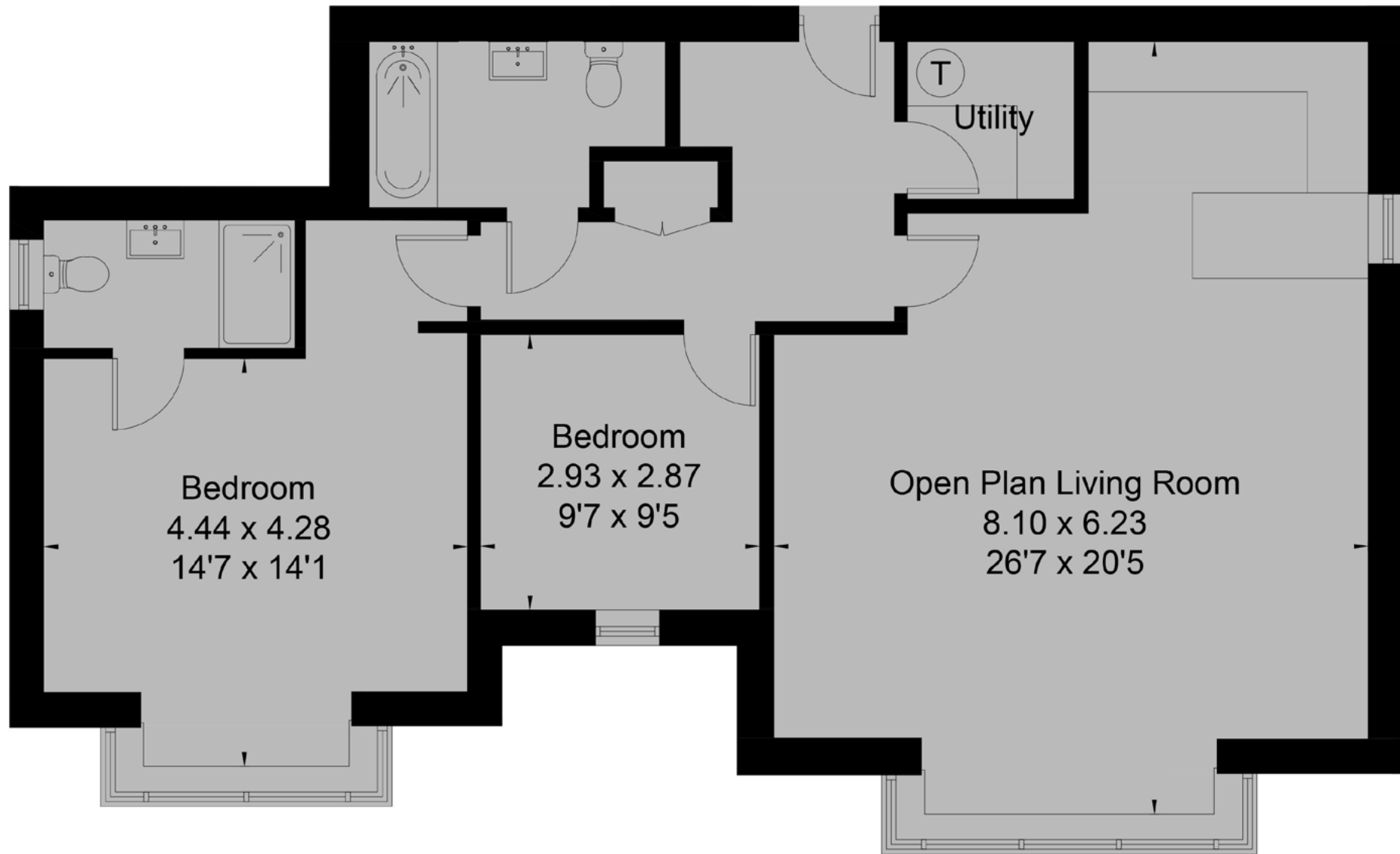


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Matterport®

# Apartment 4, 14 Golf Links Road, Ferndown, BH22 8BY

Approximate Floor Area = 92.7 sq m / 998 sq ft



## First Floor

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Apartment 5 Thomas Court



Apartment 5 Thomas Court



## Interactive 3D Tour

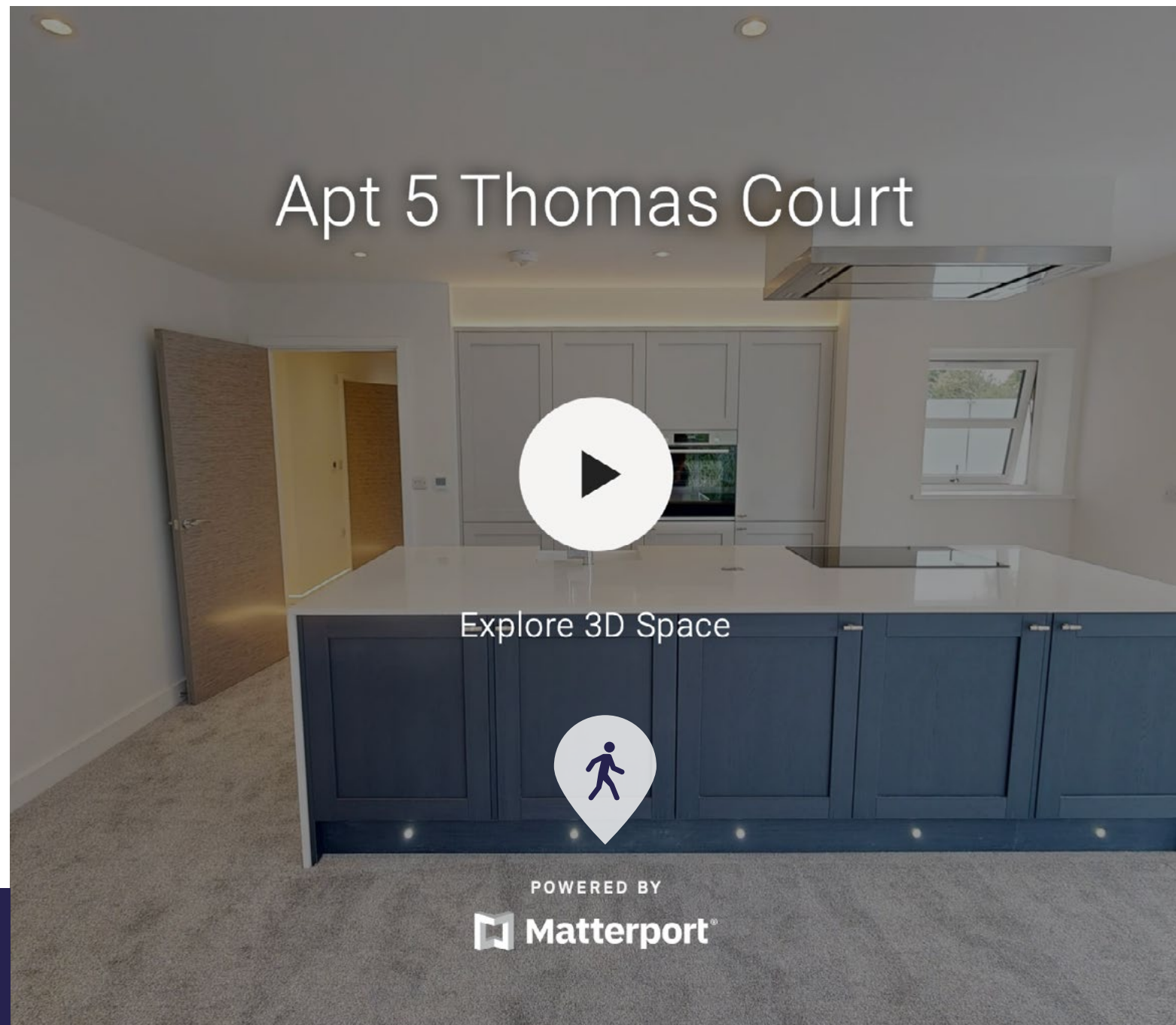
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# Apartment 5, 14 Golf Links Road, Ferndown, BH22 8BY

Approximate Floor Area = 117.2 sq m / 1262 sq ft

Balcony Area = 41.4 sq m / 446 sq ft

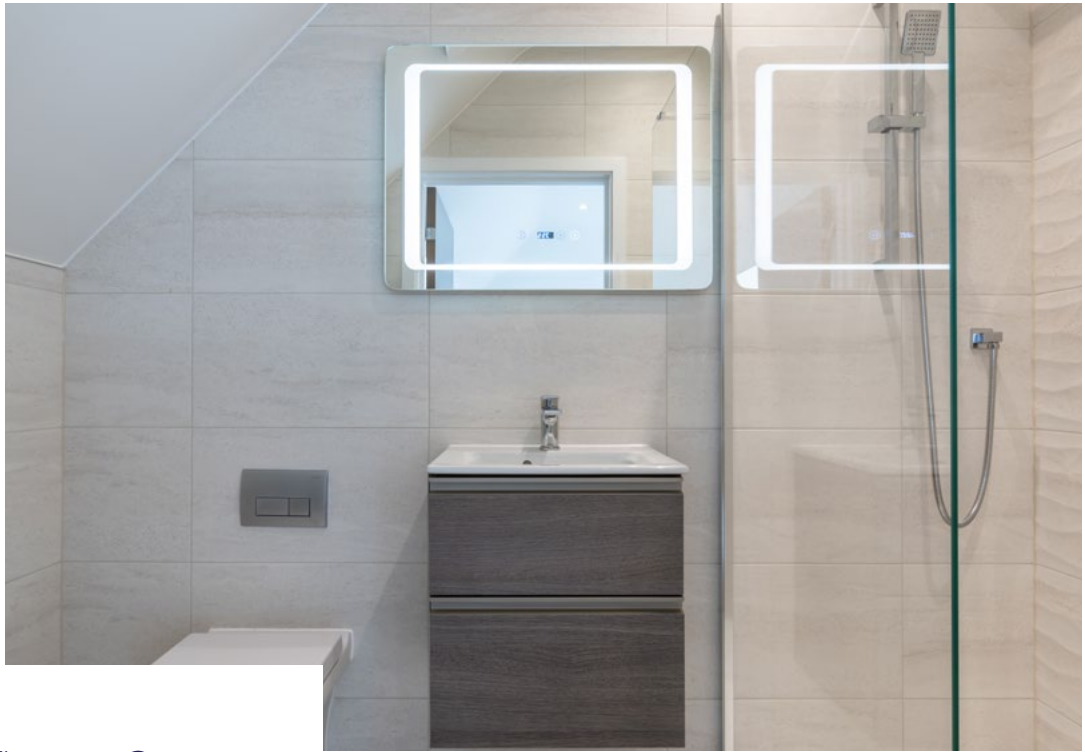


First Floor

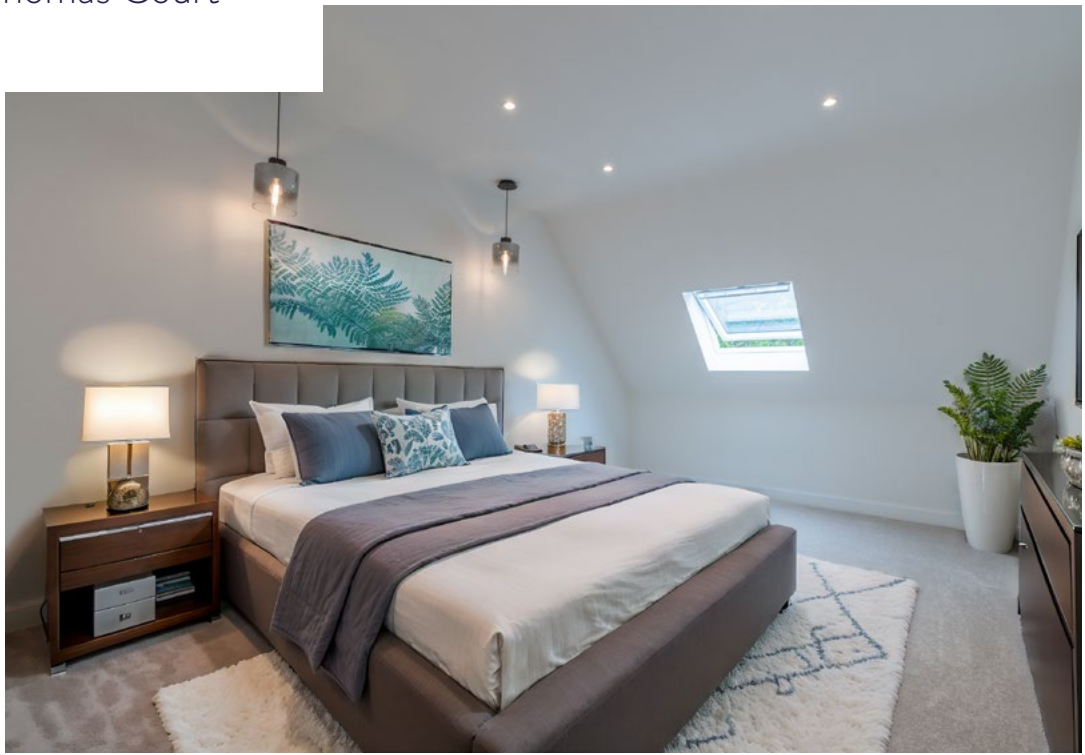
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Apartment 6 Thomas Court



Apartment 6 Thomas Court





## Interactive 3D Tour

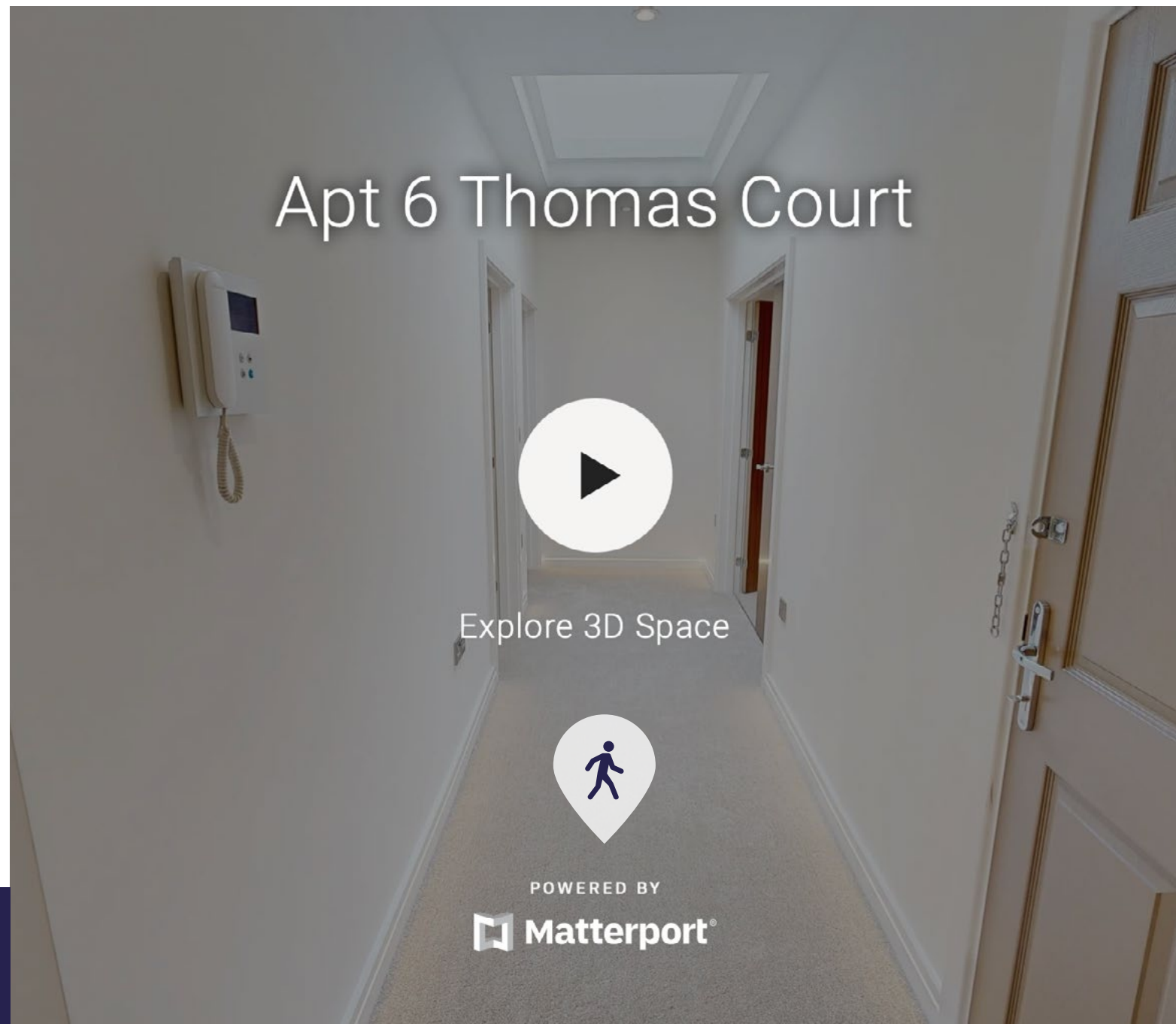
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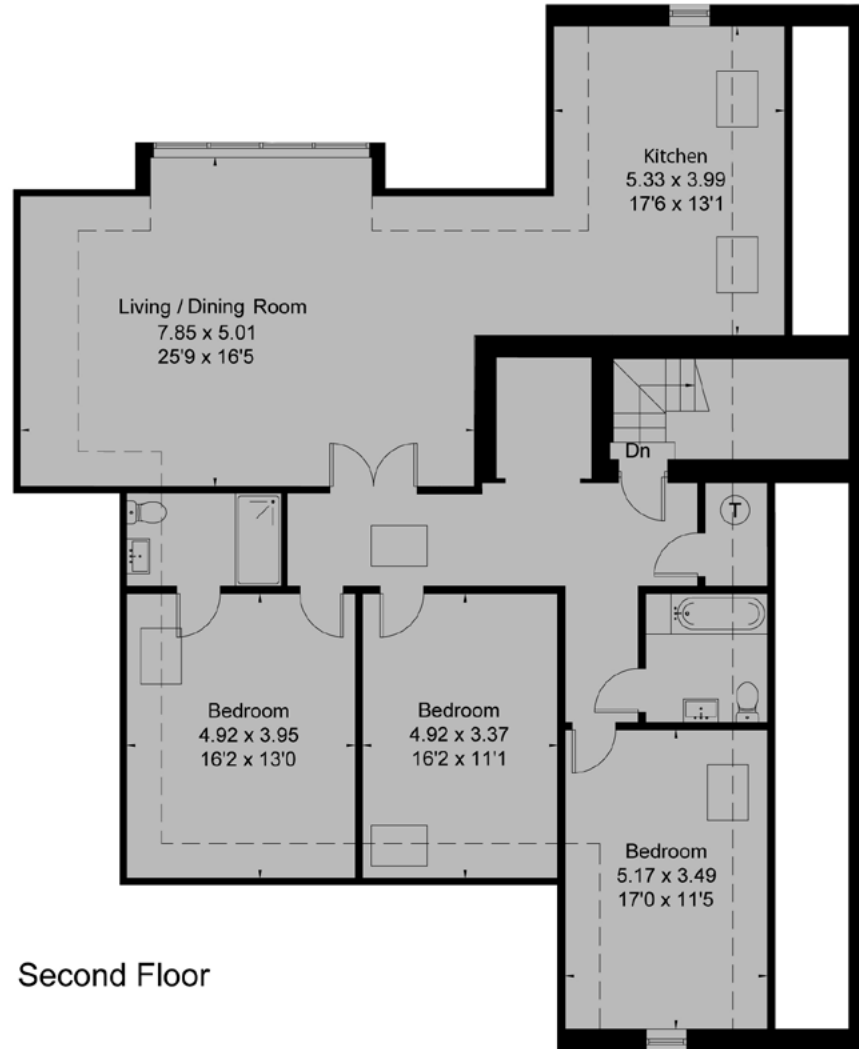


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# Apartment 6, 14 Golf Links Road, Ferndown, BH22 8BY

Approximate Floor Area = 166.5 sq m / 1792 sq ft



Second Floor

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Communal Garden

## Summary

Thomas Court, Golf Links Road is the latest development by highly regarded local developer Seabourne Developments. This stunning new build apartment block is located on one of Ferndown's premiere roads and is within a short walk of Ferndown high street with its varied selection of shops and eateries as well as local transport links.

The development comprises 6 spacious luxury apartments ranging from 998 - 1,792 square feet. There are three apartments on the ground floor (two of which have direct access to private outside areas), two further apartments on the first floor and one spacious penthouse occupying the top floor. Seabourne Developments pride themselves on their attention to detail and we have digitally furnished some of the images to give an idea on how you could furnish these beautiful apartments. All the apartments benefit from secure gated off road parking and are offered with a Share of the Freehold.

- Luxury new build development
- Located on one of Ferndown's premier roads
- A selection of 2 & 3 bedroom apartments
- Ranging from 998 - 1,792 square feet
- Beautiful specification throughout
- All apartments benefit from two luxury bathrooms
- Off road surface parking
- Walking distance to Ferndown town centre
- Stones throw from Ferndown Golf Club
- Please call 01202 007373 for more information

## Details

<b>Guide Price:</b>	Prices from £475,000
<b>Tenure:</b>	Leasehold & Share of Freehold
<b>Lease Length:</b>	TBA
<b>Maintenance:</b>	TBA
<b>Ground Rent:</b>	TBA* * Ground Rents can increase over time and advice should always be sought from your solicitor before exchange of contracts.
<b>Stamp Duty:</b>	Main Home                    £11,250** Additional Home            £25,500** ** based on guide price
<b>Council Tax:</b>	Band TBC 2024/2025                    £x,xxx.xxpa



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Exclusive Properties



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**Instagram:** [@luxuryprestigerealty](https://www.instagram.com/luxuryprestigerealty)

**Property Ref:** 0884



### Important notice

Luxury and Prestige Realty Ltd wishes to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded; they are taken between internal wall surfaces and therefore include cupboards/shelves etc. Accordingly they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars.