



EDWARDS  
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*Local expertise with powerful national marketing*

WIMBORNE ROAD  
BOURNEMOUTH, BH9 2DE



# ASKING PRICE £222,000

- New build second floor two bedroom apartment
- New home guarantee
- Gas central heating/towel rail
- Modern fully tiled bathroom
- Double glazing throughout
- Integrated kitchen appliances
- Great location in Moordown
- Quartz stone worktop surfaces
- Ideal for first time buyers and 'buy to let' investments
- 125 year lease

Edwards are pleased to bring to the market this two bedroom new build second floor apartment in the sought after location of Moordown with local amenities close by.

The whole apartment has a premium contemporary style after being recently refurbished. The modern and sleek kitchen benefits from full range of integrated appliances, Quartz stone work surfaces and plenty of cupboard space. The master bedroom has large windows offering plenty of light, and the bathroom consists of a WC, sink and shower.

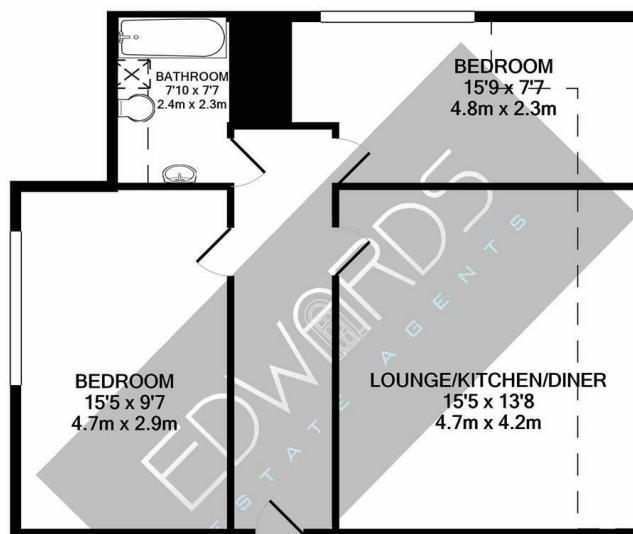
This property is on the Moordown/Winton highstreet with a wide range of shops, restaurants, bars and entertainment within walking distance, Castlepoint Shopping Centre is also only 2 miles away with plenty to offer. Its in a great school catchment with Glenmoor and Winton Academies, Winton Primary and Hill View Primary close by. There are excellent transport links within easy access, with Bournemouth Train station 3 miles away, Bournemouth airport 5 miles away, and regular busses running frequently and a bus stop outside the property.

EPC- B

Council Tax- B



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TOTAL APPROX. FLOOR AREA 596 SQ.FT. (55.3 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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### Lower Parkstone Office

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