

















Property Description

Saxe Coburg is thrilled to offer to the market this extremely well-presented, purpose-built apartment located on the ground floor of a highly sought-after block. Situated in an ideal location, you are just a short walk from Westbourne High Street, which offers a range of fantastic coffee shops, restaurants, local amenities, and supermarkets. You are also just 0.8 miles from the award winning Branksome Dene Beach which is easily accessible by foot. The property is also within easy reach of Branksome train station which is ideal for commuters. There is also a regular bus service to both Poole and Bournemouth.

The internal accommodation is incredibly spacious and includes a large L-shaped living/dining room with direct access to a private balcony. There are two generously sized double bedrooms, a modern fitted kitchen, and a newly fitted bathroom. Further benefits include ample residents' parking, a garage with an electric door, a share of the freehold, and the luxury of having no onward chain.

There is also potential to adapt the layout of the flat by either by opening up the living space to create a modern open-plan design or by adding a third bedroom. Both options have been successfully implemented by other residents in the building.

This stunning apartment would make an ideal first home, downsize, or holiday retreat by the sea. An internal viewing is highly recommended by the vendor's sole agents to fully appreciate everything on offer and to avoid disappointment.

FEATURES & SPECIFICATIONS

- GROUND FLOOR PURPOSE BUILT APARTMENT
- TWO DOUBLE BEDROOMS
- LARGE L-SHAPED LIVING ROOM / DINING ROOM
- NEWLY FITTED BATHROOM
- CLOSE TO BRANKSOME DENE BEACH
- PRIVATE SUNNY BALCONY
- GARAGE AND RESIDENTS PARKING
- SHARE OF THE FREEHOLD
- NO FORWARD CHAIN
- HIGHLY SOUGHT AFTER LOCATION

Approximate Gross Internal Area 1005 sq ft - 93 sq m





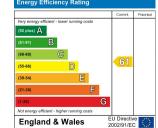
Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.

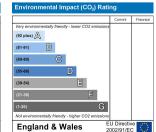


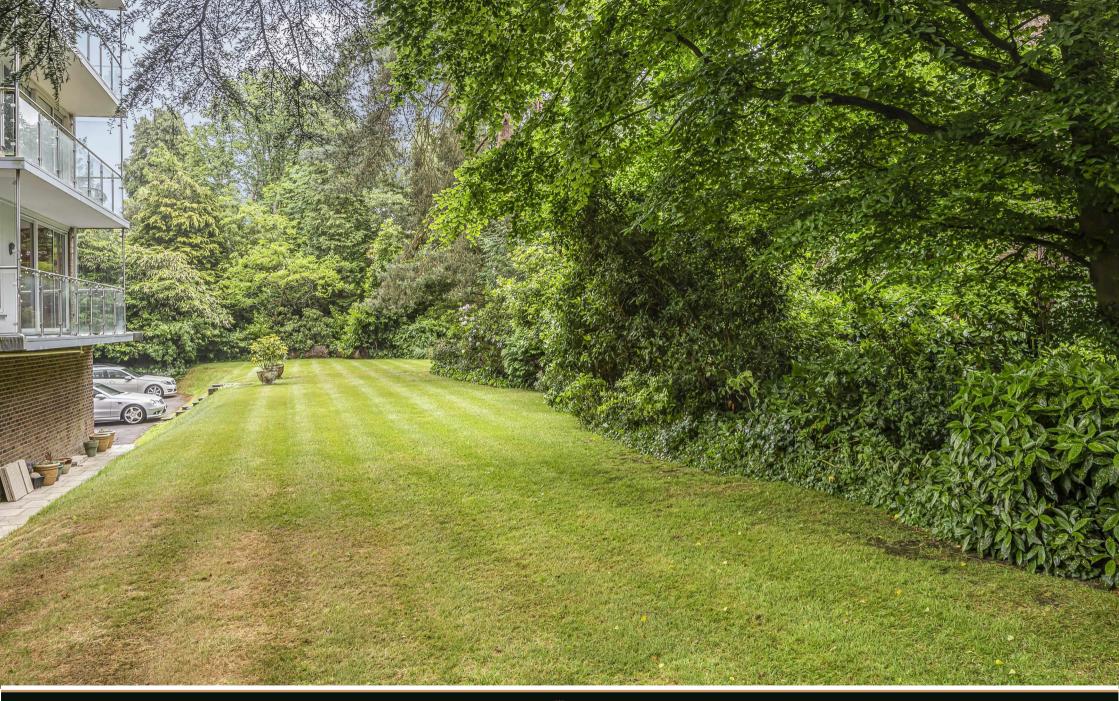
Disclaimer: These particulars are believed to be correct, but their accuracy is not guaranteed and they do not constitute an offer or contract. Strictly subject to contract, all measurements are approximate.

Agents Note: At no time have we undertaken a structural survey and services have not been tested. Interested parties should satisfy themselves to the structural integrity of the premises and condition / working order of services, plants and equipment









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