



180b Tuckton Road, Bournemouth, Dorset, BH6 3AA

Guide Price £185,000

wh. welcome homes
ESTATE AGENTS

Welcome Homes are delighted to offer for sale this unique and quirky one bedroom maisonette situated in the heart of Tuckton, BH6. The property benefits from allocated off road parking, a long lease and open plan living with a modern kitchen.

The property is located in the sought after and popular location of Tuckton, BH6. The property itself is within less than 100 yards of Tuckton high street with its array of independent shops and bakeries as well as being a mile from Southbourne Grove high street. The historic Christchurch town centre is also a mile away and the enviable Hengistbury Head with its link ms to award winning beaches and Mudeford Spit is within 1.5 miles. Viewing is highly recommended.

Tenure & Maintenance:

Tenure - leasehold 999 years from 25th December 1994

Maintenance - As & When

Ground Rent - £50 per annum

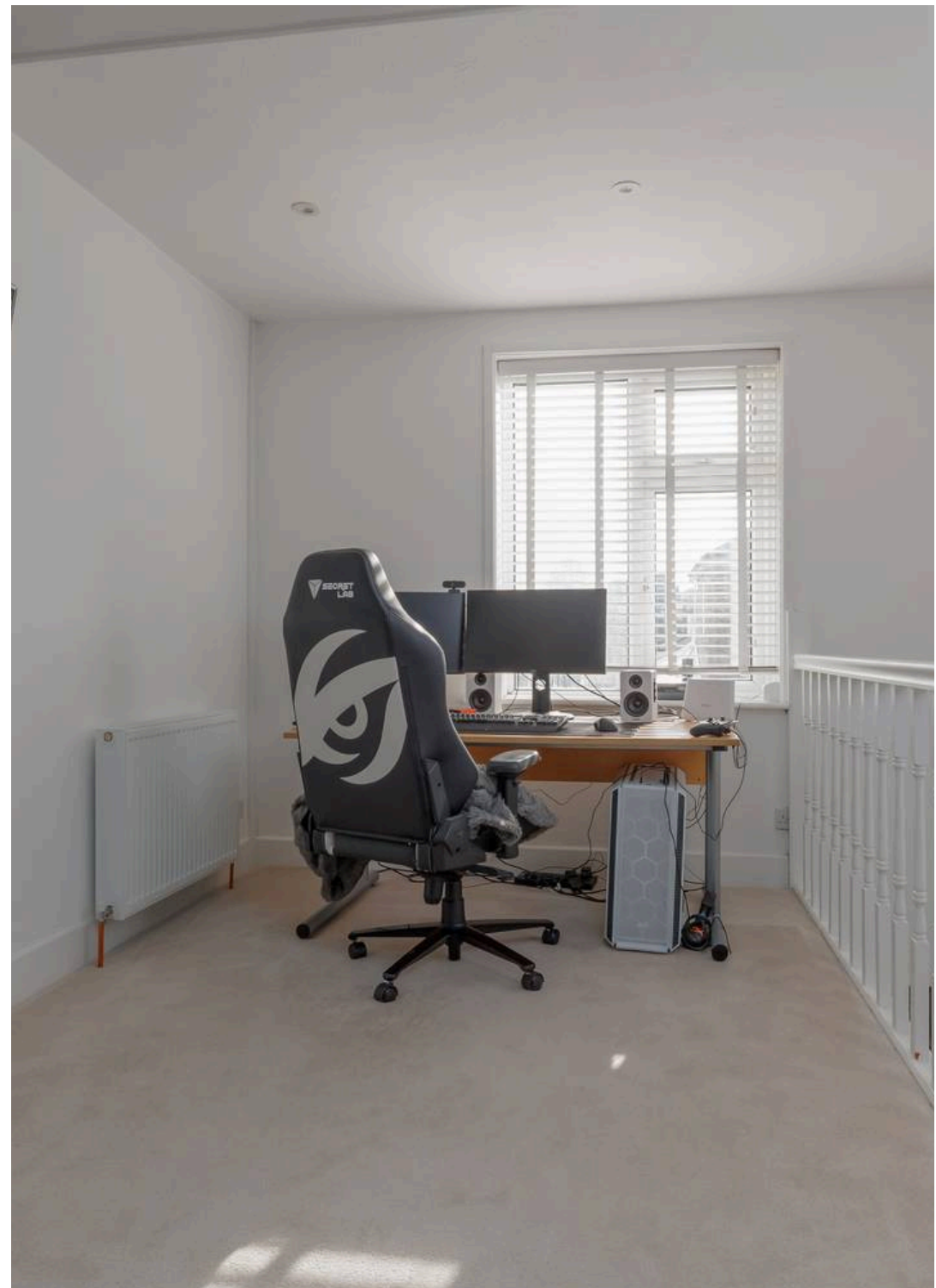
Service Charge - £150 per annum

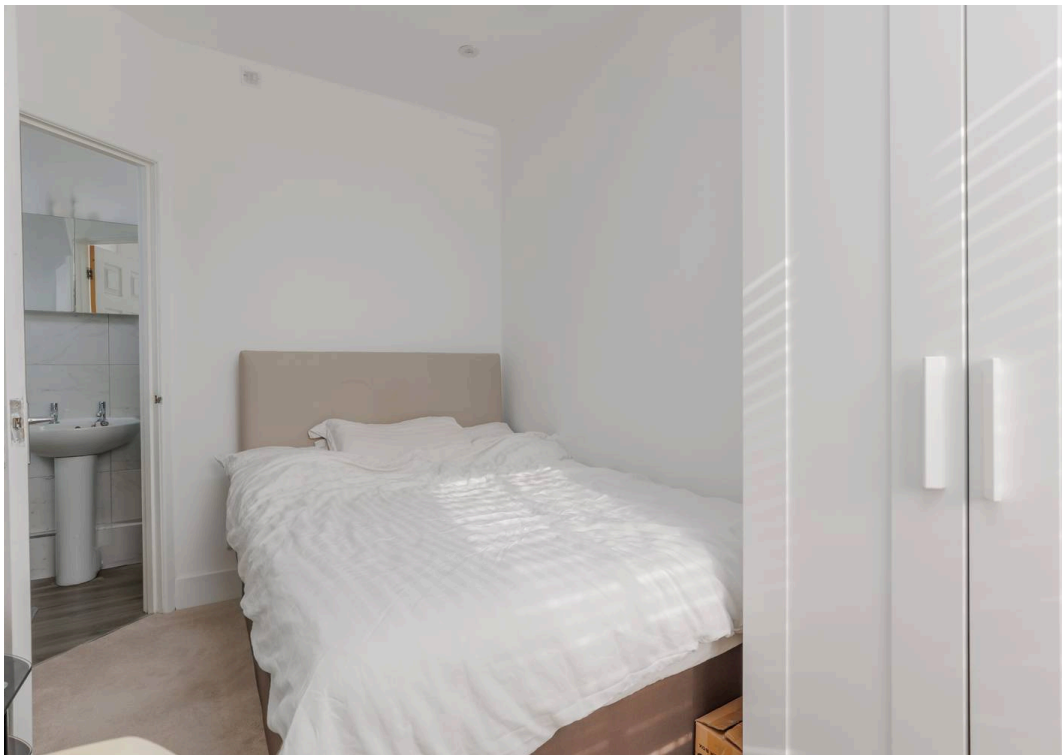
Buildings insurance - £328.17

EPC Rating: D

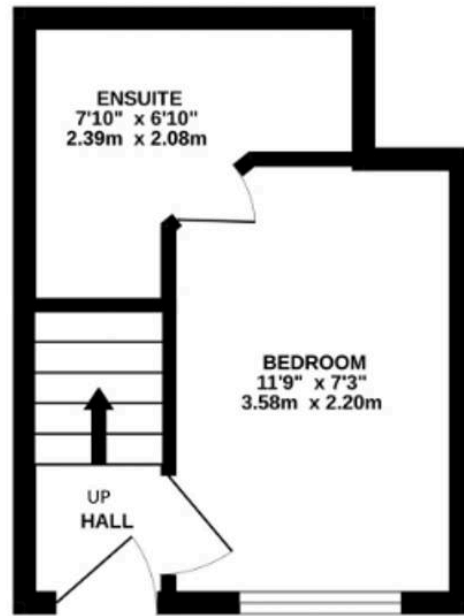
Council tax band: A

- One bedroom maisonette
- En-suite bathroom
- Private entrance
- Off road parking
- Private outside patio area
- Open plan living
- Separate WC and cloakroom area
- Long lease
- Popular & convenient location

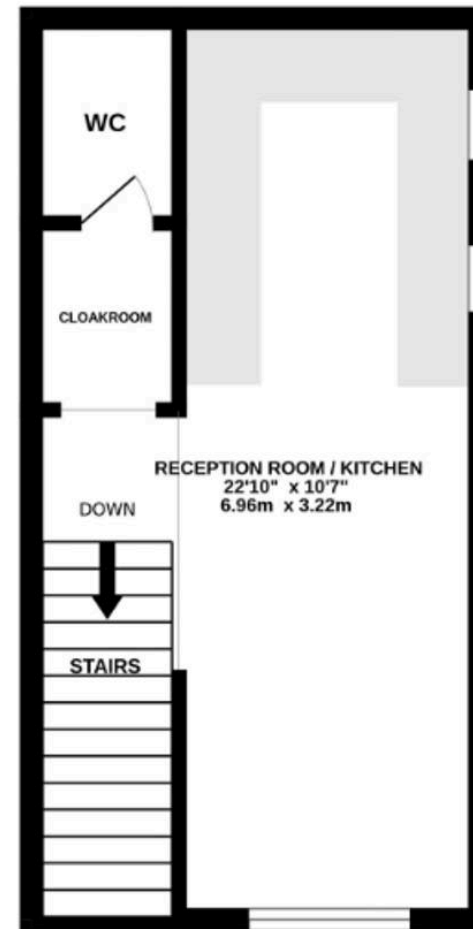




GROUND FLOOR
154 sq.ft. (14.3 sq.m.) approx.



1ST FLOOR
259 sq.ft. (24.0 sq.m.) approx.



TOTAL FLOOR AREA : 413 sq.ft. (38.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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Welcome Homes

2a Castle Parade, Bournemouth, Dorset, BH7 6SH

01202
055487 • hello@welcomehomesproperty.com • www.welcomehomesproperty.com

