

DANEHURST
— ESTATE AGENTS —



ST. CATHERINES ROAD, BOURNEMOUTH, BH6 4AA

Guide price £500,000



**** CASH BUYERS ONLY ****

**** STRUCTURAL ISSUES ****

A fantastic redevelopment opportunity awaits in the stunning Southbourne Overcliff area, just a minute's walk from the beach. This detached property has structural issues and requires complete refurbishment or redevelopment to reach its full potential. This property is only available for cash buyers.

Originally built over 70 years ago as two freehold apartments for family seaside holidays is now being sold as ONE FREEHOLD investment opportunity.

The ground floor features two bedrooms, a shower room, a lounge/diner, a kitchen, and a conservatory. The first floor comprises one double bedroom, a lounge with sea views, a kitchen, and a bathroom. The property also includes a detached garage, a good-sized rear garden, which currently is very overgrown, and ample off-road parking.

Viewings Strictly By Appointment Only

Tenure: Freehold Council Tax Band: B EPC Rating: F & G



- Full Refurbishment Project
- Sea Views
- Detached House Arranged As Two Flats
- Freehold Sale
- Garage
- Off Road Parking





Location









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www.danehurstea.co.uk