

**ATHERTONS**  
ESTATE & LETTING AGENTS

EST. 1985

**Flat 4, Parkside, 74 Parkstone Road**

Poole

Guide Price **£350,000**

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## Flat 4

Parkside, Poole

**NO FORWARD CHAIN** - A charming first-floor apartment in a contemporary complex with views over Poole Park. This attractive home is available with no forward chain and features an entrance hallway, kitchen, spacious lounge/dining room with a generously sized balcony with park views, three generously sized bedrooms, an en-suite shower room and balcony in the master bedroom, a family bathroom, ample storage, double glazing, central heating, ample parking, a great sized storage room and includes a share of the freehold

Council Tax band: E

Tenure: Share of Freehold

EPC Energy Efficiency Rating: C

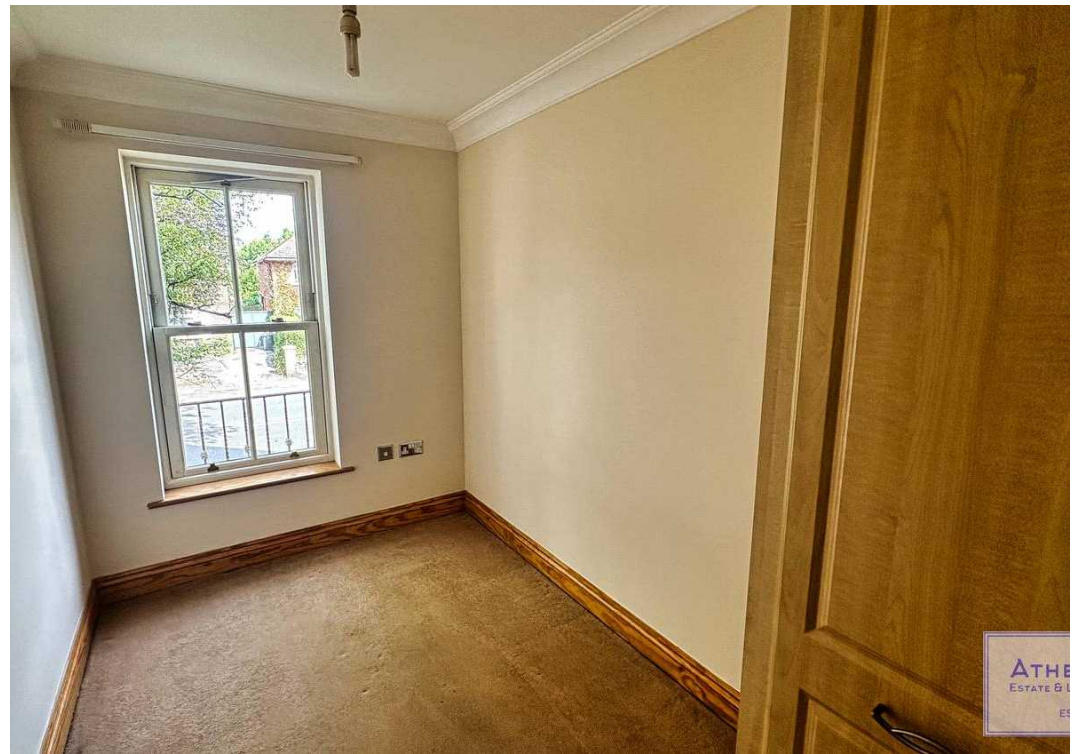
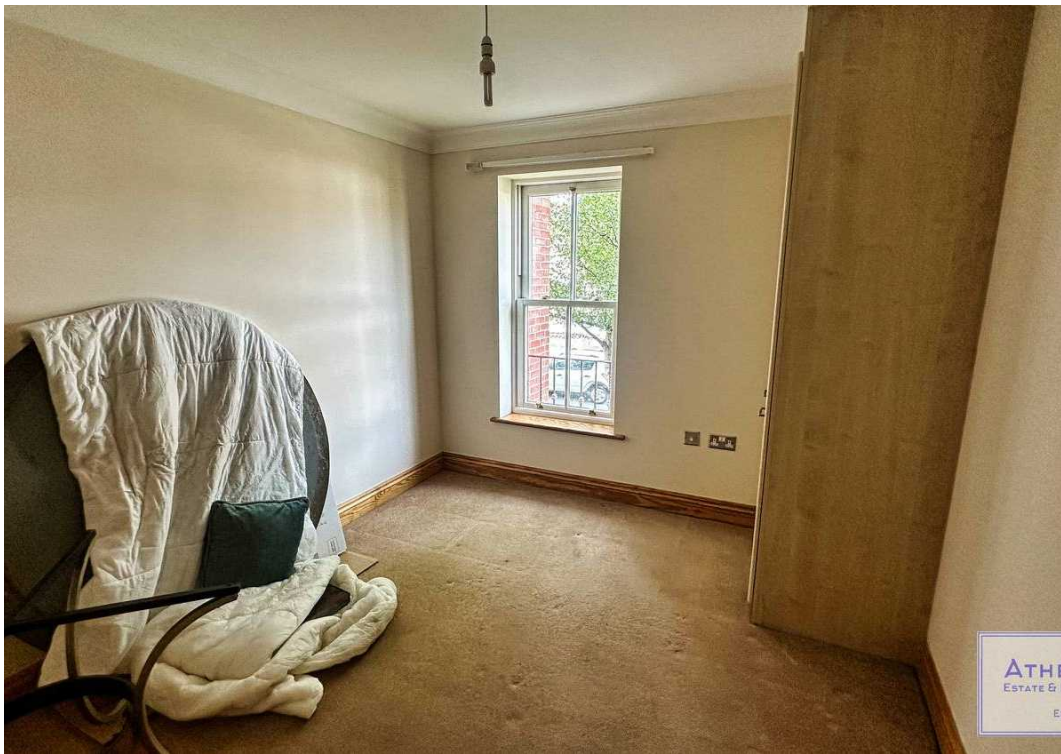
EPC Environmental Impact Rating: C

- Spacious Apartment
- Three Bedrooms
- Two Bathrooms
- Balcony Overlooking Park
- Share Of Freehold
- Chain Free



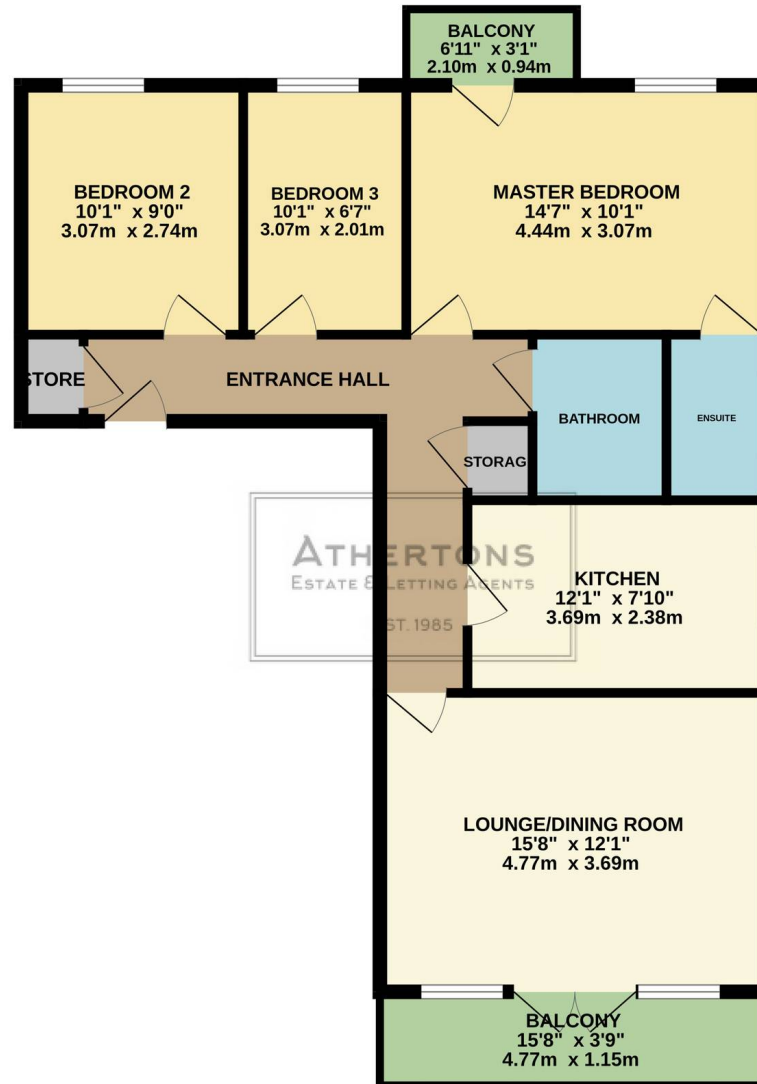








FIRST FLOOR  
771 sq.ft. (71.6 sq.m.) approx.



TOTAL FLOOR AREA : 771 sq.ft. (71.6 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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