



FFF

Herbert Road | Alum Chine | Bournemouth | BH4 8HD

£1,275 PCM



**QSALES &
LETTINGS**

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Located in Alum Chine, Westbourne, this two double bedroom first floor flat on Herbert Road offers a perfect blend of comfort and convenience. The property boasts a spacious layout, featuring a large lounge that seamlessly integrates with a recently installed kitchen/diner, making it an ideal space.

The main double bedroom is complete with an ensuite shower room, as well as a second double bedroom ensures space for family or guests.

The property also benefits from a family bathroom, equipped with a shower over the bath.

- Two double bedroom first floor flat located in Westbourne
 - Spacious kitchen/longue/diner
 - Master bedroom with ensuite shower room.
 - Garage and street parking
 - Council Tax Band: B
- Recently installed kitchen
 - Family bathroom with shower over the bath
 - Private rear garden, as well as separate garage
 - EPC: D
 - Available now, please call 01202 283654 to arrange a viewing.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	67	76
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Garden Studio
105 Orchard Avenue
Poole
Dorset
BH14 8AH
Jamie@qsaleslettings.co.uk