



Connells

Victoria House Princes Road
Ferndown



Property Description

A beautifully presented two double bedroom penthouse apartment ideally situated in central Ferndown. This home boasts a stunning open plan kitchen, living and dining area that is perfect for entertaining with access to the 40ft balcony. The rest of the accommodation offers two double bedrooms with an en suite shower room to the master and family bathroom.

This home would be ideal for a couple looking for a luxury home within the area or somebody looking for a secondary home in the south. Viewing would be highly recommended to appreciate everything this property has to offer.

Entrance Hall

laminated flooring with airing storage cupboard and doors to all rooms.

Lounge/Kitchen/Diner

22' 5" x 18' 8" (6.83m x 5.69m)

laminated flooring with double glazed french doors to the 40ft private balcony finished with chrome and glass balustrade, TV and telephone point, air conditioning unit, the kitchen has a range of wall and base units and middle island with storage and breakfast area, integrated dishwasher, fridge/freezer and Neff 4 ring hob and oven with extractor over and utility cupboard housing washing machine and dryer,

Bedroom 1

15' 6" x 10' 2" (4.72m x 3.10m)

Carpeted with double glazed window, fitted wardrobes, radiator and door to en suite.

Ensuite

Tiled flooring with part tiled walls, low level WC, hand wash basin with mixer tap and wall mounted vanity mirror, walk in shower cubical with glass sliding door and ladder radiator.

Bedroom 2

11' 3" x 10' (3.43m x 3.05m)

Carpeted with double glazed window and radiator.

Bathroom

Fully tiled floor and walls with low level WC, hand wash basin with mixer tap, vanity unit under and wall mounted vanity mirror over and additional wall mounted storage cupboard, paneled bath with shower over and glass shower screen and chrome heated towel rail.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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37 Victoria Road
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EPC Rating: Awaited

Tenure: Leasehold

view this property online connells.co.uk/Property/FDN305807

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2015. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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