









welcome to

Quarry Chase Poole Road, BOURNEMOUTH

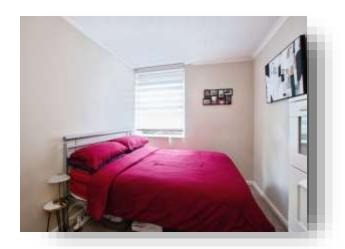
Located in the heart of vibrant Westbourne, this charming two-bedroom raised ground floor apartment offers a rare opportunity to enjoy coastal living with all the convenience of a central location.















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

Entrance Hall

8' 5" Max x 26' 2" (2.57m Max x 7.98m)

Kitchen

5' 9" Max x 11' 6" (1.75m Max x 3.51m)

Lounge

7' 9" Max x 17' 2" (2.36m Max x 5.23m)

Bedroom 1

8' 4" Max x 13' 9" (2.54m Max x 4.19m)

Bedroom 2

5' 5" Max x 12' 8" (1.65m Max x 3.86m)

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- Share of freehold
- Raised ground floor apartment
- Two bedrooms
- Garage
- First come first serve parking

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: Ask Agent

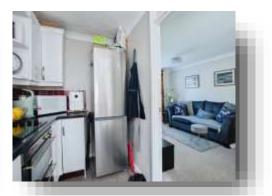
Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

guide price

£200,000







view this property online fox-and-sons.co.uk/Property/WTN110552



Property Ref: WTN110552 - 0005 would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content property and other important matters before exchange of contracts.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the





01202 512606



Winton@fox-and-sons.co.uk

Marlborough Rd



367 Wimborne Road, BOURNEMOUTH, Dorset, **BH9 2AO**

Please note the marker reflects the

postcode not the actual property

Poole Rd

Map data @2025



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