



FLAT 10 WALLACE COURT  
BROADSTONE  
Dorset, BH18 8NF

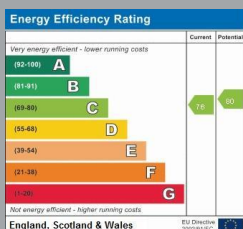
£1,450 PCM

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# A WELL PRESENTED APARTMENT WITH GARAGE & PARKING

- Modern and Neutral Apartment
- Three Bedrooms, Two Bathrooms
- Garage, Parking & Balcony
- Offered Unfurnished
- EPC Rating: Band C



Reference: 1069477

Deposit Amount - £1,673.07  
Council Tax Band - D

**Furnishing:** Unfurnished

**Heating Type:** Gas Fired Radiators

**Parking:** Garage and Parking

## Utilities:

Mains Supply Electricity  
Mains Supply Gas  
Mains Supply Water - metered

**Drainage:** Mains Supply Drainage

**Broadband:** Refer to Ofcom website  
[www.ofcom.org.uk/phones-and-broadband](http://www.ofcom.org.uk/phones-and-broadband)

**Mobile Signal:** Refer to Ofcom website  
[www.ofcom.org.uk/phones-and-broadband](http://www.ofcom.org.uk/phones-and-broadband)

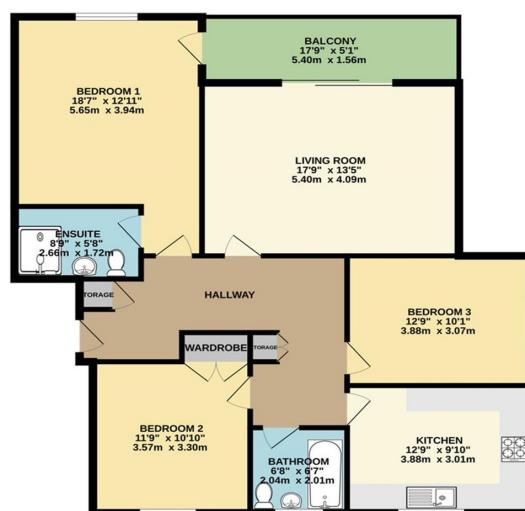
**Flood Risk:** For more information refer to  
gov.uk, check long term flood risk  
[www.gov.uk/check-long-term-flood-risk](http://www.gov.uk/check-long-term-flood-risk)



This spacious and modern second floor flat is situated in the sought after location of Broadstone within close proximity to the village centre and is offered on an unfurnished basis. The property has been recently refurbished offering a brand new kitchen and bathrooms as well as new carpets and decoration throughout. Further benefits include three double bedrooms, two bathrooms, garage, parking and communal gardens.

\*Photos taken before the current tenancy commenced

SECOND FLOOR



This Floor Plan is for guidance only and is NOT to SCALE.  
Made with Mapbox (2020)

## PLEASE NOTE:

Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches.

Goadsby & Harding (Residential) Ltd

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