



FLAT 3

BOURNEMOUTH

Dorset, BH1 1LL

£900 PCM

goadsby.com

SPACIOUS TWO BEDROOM IN BOURNEMOUTH TOWN CENTRE APARTMENT.

- Two Bedroom Apartment
- Offered Unfurnished
- Town Centre Location
- No Parking Included
- EPC Rating: Band C

| Energy Efficiency Rating | | Current | Potential |
|---|--|--------------|--------------|
| Very energy efficient - lower running costs | | | |
| (92-100) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-10) G | | | |
| Not energy efficient - higher running costs | | | |
| England, Scotland & Wales | | EU Directive | EU Directive |

Reference: 1111107

Deposit Amount: £1,038.46

Council Tax: Band B

Furnishing: Unfurnished

Heating Type: Gas

Parking: No

Utilities:

Mains Supply Electricity
Mains Supply Gas
Mains Supply Water

Drainage: Mains Supply Drainage

Broadband: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

Mobile Signal: Refer to Ofcom website
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



Situated within the heart of Bournemouth town centre, this two bedroom property offers ample living space and includes gas central heating. Located close to local amenities and award winning beaches. Offered to the market unfurnished, second floor above shops. No parking included.

SECOND FLOOR



This Floor Plan is for guidance only and is NOT to SCALE
Made with Metroplan C2025

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
Registered Office: 99 Holdenhurst Road, Bournemouth, Dorset BH8 8DY Registered in England No. 1871280

01202 544644
bournemouthlettings@goadsby.com

114 Old Christchurch Road
Bournemouth, Dorset
BH1 1LU