



FLAT 3, 25 OLD COACH MEWS  
ASHLEY CROSS  
Dorset, BH14 0LB

£1,100 PCM

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# SPACIOUS & MODERN FIRST FLOOR FLAT IN ASHLEY CROSS

- Two Bedroom First Floor Flat
- Ashley Cross Location
- Two Bathrooms
- Offered Furnished
- EPC Rating: Band B

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (91-100)		85
B (81-90)		85
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England, Scotland & Wales		

Reference: 1166233

**Deposit Amount:** £1,269.23

**Council Tax Band:** B

**Furnishing:** Furnished

**Heating Type:** Electric Heating

**Parking:** No Parking

**Utilities:**

Mains Supply Electricity (No 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)

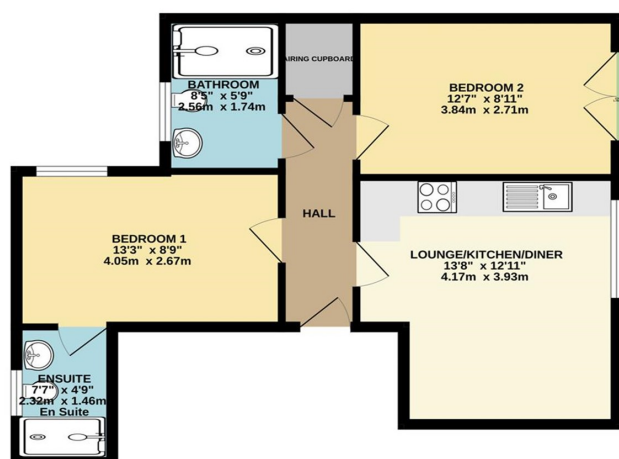
**Flood Risk:** For more information refer to  
gov.uk, check long term flood risk  
[www.gov.uk/check-long-term-flood-risk](http://www.gov.uk/check-long-term-flood-risk)



This spacious and modern two double bedroom flat is situated in the sought after location of Ashley Cross close to local shops, amenities and good transport links. This first floor property is offered on a furnished basis and benefits from an open plan living room, fitted kitchen, and two shower rooms.

\*Please note there is permit parking available nearby\*

FIRST FLOOR



This Floor Plan is for guidance only and is NOT to SCALE  
Made with Floorplan 12020

## 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.

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