



GROUND FLOOR FLAT

POOLE

Dorset, BH14 0RL

£895 PCM

[goadsby.com](https://www.goadsby.com)

A SPACIOUS ONE BEDROOM GROUND FLOOR FLAT WITH PARKING

- One Bedroom Ground Floor Flat
- Offered Part-furnished
- Off Road Parking Space
- Additional £75 PCM For Gas & Water Rates
- EPC Rating: Band D

Energy Efficiency Rating		
<small>Very energy efficient - lower running costs</small> <small>Not energy efficient - higher running costs</small>		
A	B	C
D	E	F
G		
Current	67	73
Estimated		
England, Scotland & Wales		

Reference: 1160337

Deposit Amount: £1,032.69

Council Tax Band: A

Furnishing: Part-furnished

Heating Type: Gas Central Heating boiler

Parking: Off Road Parking Space

Utilities:

Mains Supply Gas and Electric
Mains Supply Water - metered

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



This spacious one bedroom ground floor flat is located within close proximity to Poole Hospital and good transport links. The property is offered on a part-furnished basis and benefits from off road parking and shared garden.

Please note an additional £75pcm for Gas and Water rates due taking the total monthly rent to £970pcm.

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This Floor Plan is for guidance only and is NOT to SCALE
Made with Mapbox GLJS

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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