



FLAT 2 MARINA TOWERS
BOSCOMBE PIER
Dorset, BH5 1BJ

£1,350 PCM

goadsby.com

TWO DOUBLE BEDROOM APARTMENT CLOSE TO BOSCOMBE PIER AND SEAFRONT

- Two Bedroom Apartment
- Offered Unfurnished
- Sea View From Patio & Bedroom
- Modern Throughout
- EPC Rating: Band B

| Energy Efficiency Rating | | |
|---|---------|-----------|
| Most energy efficient - lower running costs | Current | Potential |
| (95-100) A | | |
| (81-94) B | 82 | B2 |
| (69-80) C | | |
| (55-68) D | | |
| (40-54) E | | |
| (21-39) F | | |
| (1-20) G | | |
| <small> Not energy efficient - higher running costs England & Wales EU Directive 2002/91/EC www.epc-uk.com </small> | | |

Reference: 1131735

Deposit Amount - £1557.69
Council Tax - Band D

Furnishing: Unfurnished

Heating Type: Gas fired hot water radiators

Parking: Allocated Parking Space

Utilities:

Mains Supply Electricity
Mains Supply Gas
Mains Supply Water - metered

Drainage: Mains Private Supply Drainage

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

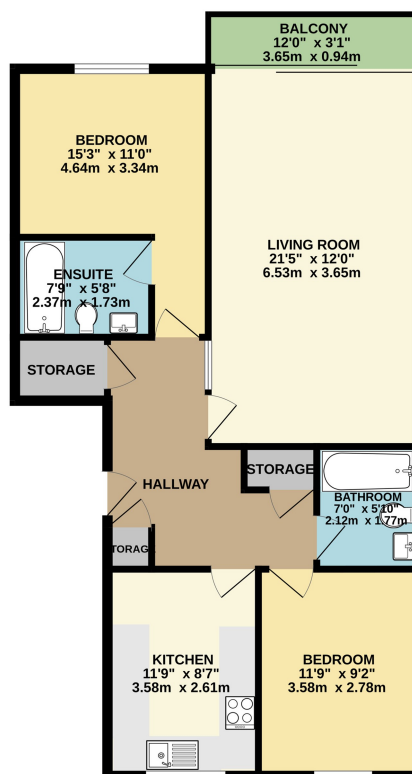
Mobile Signal: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

Flood Risk: For more information refer to
gov.uk, check long term flood risk
www.gov.uk/check-long-term-flood-risk



Spacious two bedroom apartment located on The Marina close to Boscombe Pier. The property has is modern throughout, there are two double bedrooms the largest of which has an en-suite bathroom and the other is serviced by the main family bathroom. The living room is spacious with ample room for living and dining room furniture and has access to the patio. There are sea views from the patio, your living room and the master bedroom. The property has one secure underground parking space and is offered on an unfurnished basis.

GROUND FLOOR



This Floor Plan is for guidance only and is NOT to SCALE
Made with Metroplan 6/2024

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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