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Flat 4, 26 Spur Hill Avenue, Penn Hill, Poole BH14 9PH
£399,950

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Flat 4, Spur Hill Avenue

An immaculately presented two bedroom first floor apartment, located in a characterful conversion within walking distance of both Penn Hill Village and Branksome train station. This beautifully refurbished home seamlessly blends modern touches with original features, including impressive 10ft ceilings that lend a bright and spacious feel throughout.

- Elegant first-floor apartment
- Situated within a character development
- The present owners have upgraded and enhanced throughout
- Bright and luxurious open-plan living
- Perfect as main or second home
- Spacious kitchen, living and dining area with a custom media unit
- Large principal bedroom with ample fitted wardrobes
- Private individual garage with electricity and allocated off-road parking
- Short walk to local transport links and local shops
- Stylish family bathroom plus additional guest WC
- Internal floor space 818 sq.ft
- Share of freehold
- Council Tax Band C £1,880 pa



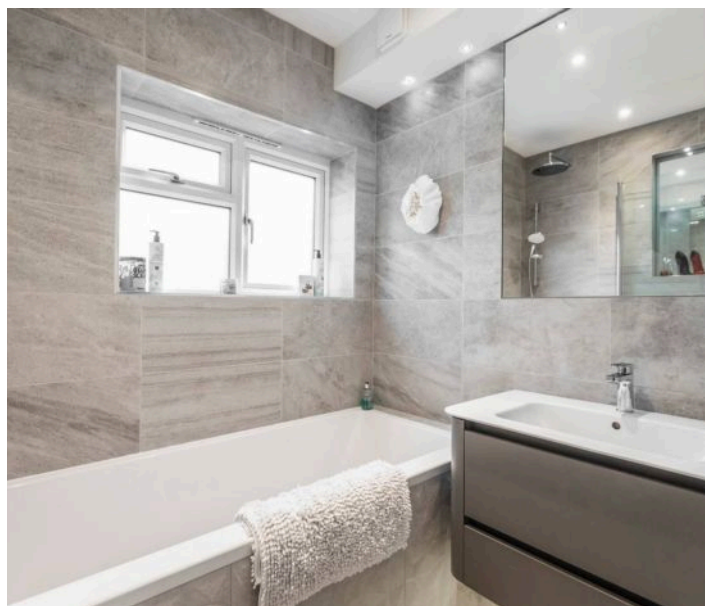
The apartment comprises two double bedrooms, with the principle bedroom benefiting from bespoke fitted wardrobes. The contemporary family bathroom is complemented by an additional WC, enhancing practicality for modern living. The heart of the home is the triple aspect open plan kitchen/living/dining space, complete with a custom-designed media unit ideal for entertaining or relaxing in style. Externally, the property includes a private garage with electricity and off-road parking. Offered with no forward chain and pet-friendly, this is a rare opportunity to acquire a stylish home in a sought-after location.

Note: Certain items are available to purchase, subject to negotiation.

Location

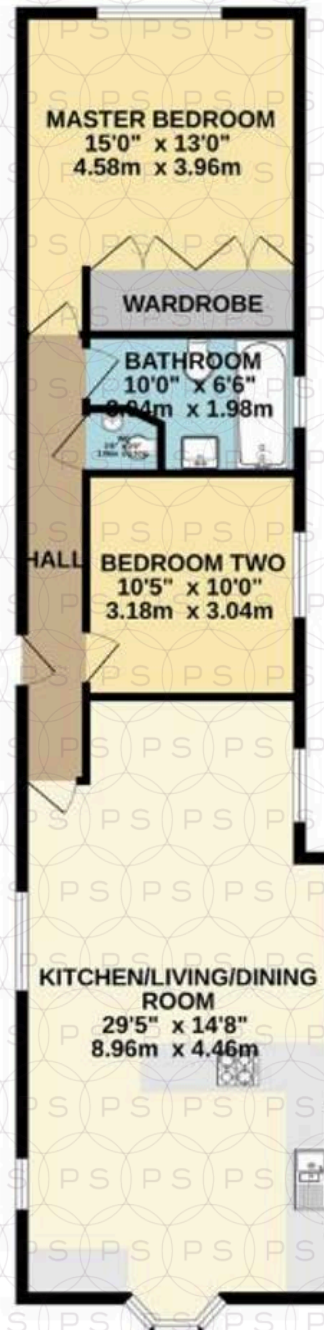
Set in the desirable Lower Parkstone area, this apartment enjoys an unbeatable location just a short walk from Penn Hill Village. The area offers a vibrant mix of cafés, boutique shops, and restaurants, perfect for relaxed living with a touch of style. Branksome train station is nearby, offering direct services to London Waterloo in under two hours. Road links are excellent, with the Bournemouth Wessex Way providing fast access to the M27.

For leisure, the stunning Blue Flag beaches of Bournemouth and Sandbanks are just minutes away providing ample water sports and marinas, sweeping sea views and coastal walks with a backdrop of the Isle of Wight and Purbeck Hills. Travel further afield with ease, using Bournemouth International Airport, offering flights across the UK and Europe.



First Floor

Approx 76.0 sq.m (818 sq.ft)





Philippa Sole Ltd

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