62 Talbot Road

Talbot Park, Bournemouth, BH9 2JG

Price Guide £150,000

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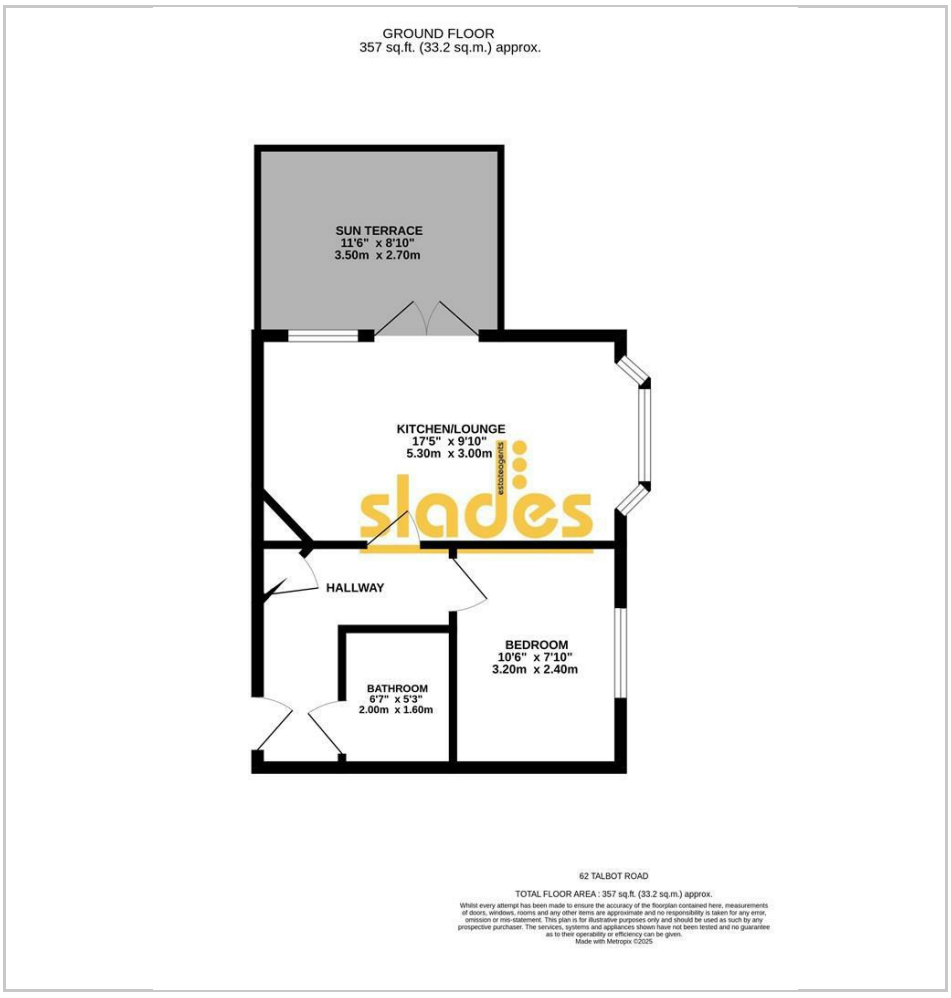
Road Map

Hybrid Map

Terrain Map

Floor Plan

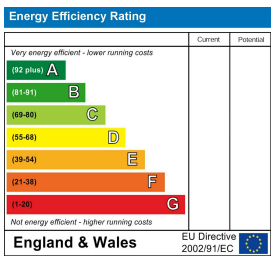


- MODERN DEVELOPMENT (approx 12 years old)
- Approx 111 years lease remaining
- 1st Floor Spacious Apartment
- Large Private Sun Terrace
- Double Bedroom
- Modern Kitchen
- Modern Bathroom
- No Chain
- Ideal BUY TO LET OPPORTUNITY
- Allocated Parking

Viewing

Please contact our Slades Estate Agents Office on 01202548855 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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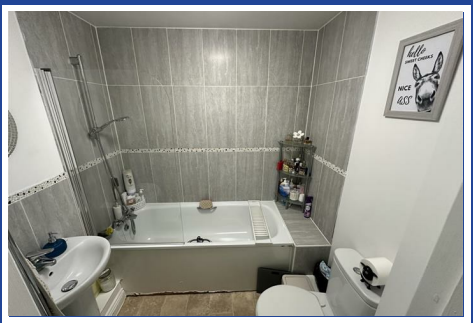
301 Wimborne Road, Bournemouth, BH9 2AA
Tel: 01202548855 Email: info@sladesproperty.co.uk https://www.sladesproperty.co.uk

**** NO FORWARD CHAIN ** A bright and spacious 1 double bedroom first floor apartment boasting a large private SUN TERRACE and PARKING.**



The accommodation with approximate room sizes comprises of a canopied entrance porch leading to the well presented COMMUNAL ENTRANCE HALL with stairs to the first floor. Decorative six panel door to the spacious

ENTRANCE HALL

with door entry phone, laminate flooring, modern light fittings, wall heater and airing cupboard housing the modern water heater, electricity meter and consumer unit and further useful storage space. Doors to

OPENPLAN LOUNGE / KITCHEN

with two light fittings, uPVC double glazed bay window to the front elevation, continuous laminate flooring and an extensive range of modern high gloss finished wall and base level cabinets with rolled edge working surfaces and tiled splashbacks incorporating a 'Blanco' single drainer stainless steel sink with chrome mixer tap. Four ring electric hob with integrated extractor hood over, integrated under counter fridge with freezer compartment. Space and plumbing for automatic washing machine. uPVC double glazed doors and side screen leading onto the LARGE PRIVATE SUN TERRACE

BEDROOM

with central pendant light, electric wall heater, continuous laminate flooring and uPVC double glazed window to the front elevation.

BATHROOM

BATHROOM with ceiling light, part tiled walls with decorative dado style tile and modern white suite comprising of a panel enclosed bath with chrome hand grips and chrome mixer taps with shower attachment over, glass shower screen over bath. Pedestal wash hand basin with chrome monoblock tap and close couple WC with dual central flush.

SUN TERRACE / BALCONY

Enjoying a South Westerly aspect with a surround balustrade offering a good outside area big enough to entertain and dine.