

Property Location Springbourne



Total Area: 95.5 m² ... 1028 ft²

All measurements are approximate and for display purposes only



Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor form part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.



Boscombe Grove Road

Asking Price Of £325,000

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Three Double Bedrooms

Two Reception Rooms

South Facing Garden

Viewing Is Essential

Driveway Parking

EPC C

Open Fireplace

Desirable Location

Council Tax Band B

Close To Amenities

Great Transport Links



Why you'll like it

A charming and well-presented three-bedroom terraced house located in a sought-after residential area of Springbourne, just a short walk from local shops, cafes and other everyday amenities. This lovely family home combines comfortable living accommodation with superb outdoor space, ideal for first-time buyers, families and investors alike.

As you enter, you're welcomed by a spacious reception area with plenty of natural light and flexible living space. The ground floor layout flows seamlessly through to a practical fitted kitchen, with direct access to the good-sized, sunny rear garden – perfect for outdoor dining, summer entertaining or simply relaxing in the sunshine. To the front is off-road parking, a valuable asset in this popular location.

Upstairs you'll find three well-proportioned bedrooms, offering comfortable accommodation for family life, guests or home working. The property is in good condition throughout, presenting

an excellent opportunity to move straight in while still offering potential to personalise and further enhance to your taste.

Outside, the sunny south facing garden provides a private oasis with space to enjoy alfresco living, gardening or simply soaking up the southern aspect. There is gated rear access and the frontage benefits from dedicated off-road parking, enhancing convenience for car owners.

Boscombe Grove Road sits in a popular residential pocket of Springbourne, Bournemouth, close to King's Park and within easy reach of Boscombe High Street with its range of shops, eateries, and services. The beautiful Bournemouth coastline, award-winning beaches and promenade are also within easy reach, combining seaside living with everyday convenience.

This home is perfectly placed to enjoy a blend of peaceful residential living with excellent transport links, schools and leisure opportunities nearby. Early viewing highly recommended to fully appreciate the quality, size and potential on offer.

Agent Notes:
Tenure: Freehold
Council Tax Band: B
Parking: Driveway
EPC: C

