



Flat 24 Branksome Court 5 Western Road, Poole BH13 7BD
£430,000 Share of Freehold





A well presented, three double bedroom apartment situated in a well sought after location. Only a short walk from Canford Cliffs Village and the Blue Flag Beaches, this property is a perfect for a holiday home or downsizer.

- THREE DOUBLE BEDROOMS
- SOUTH FACING BALCONY
- NO FORWARD CHAIN
- FIFTH FLOOR APARTMENT
- WELL PRESENTED THROUGHOUT
- GARAGE AND PARKING
- CANFORD CLIFFS LOCATION
- BRIGHT AND SPACIOUS

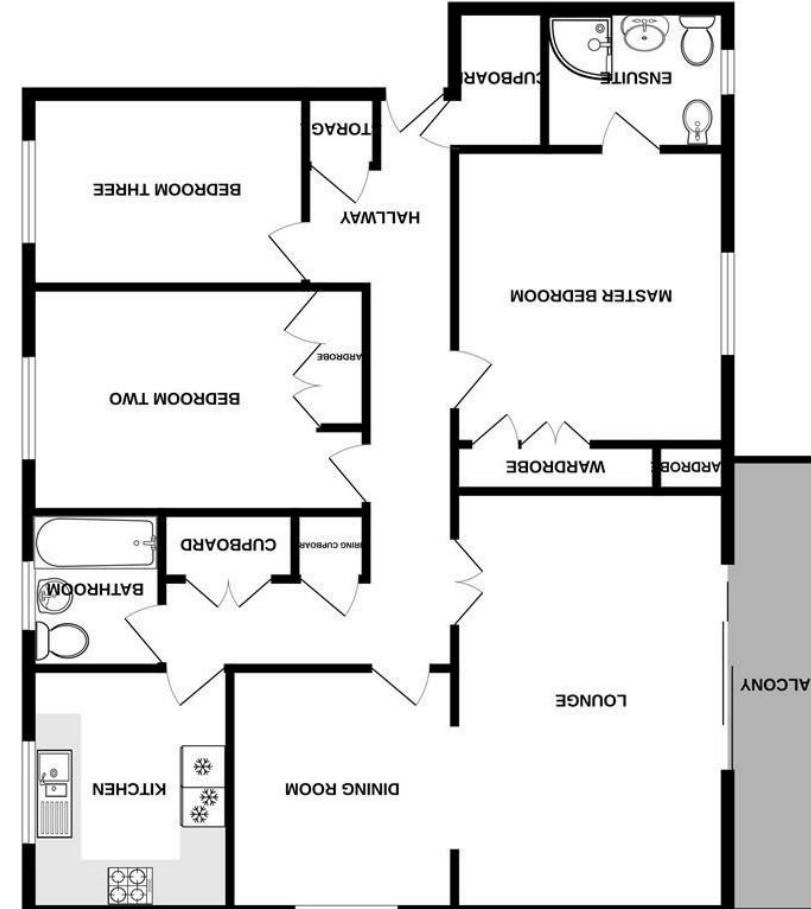
Canford Cliffs

Canford Cliffs Village is well known for being one of the most prestigious places to live, it has an assortment of café bars, restaurants and speciality shops with a wide variety of properties ranging from luxury apartments to contemporary designed cliff top residences. The world famous Sandbanks Peninsula and Poole Harbour are nearby with safe sandy beaches, marinas and yacht clubs as well as a whole host of water-sports facilities. The 18 hole Championship Parkstone Golf Club is approximately a mile away whilst the more comprehensive towns of Poole and Bournemouth are approximately two miles equidistant.

Property Comprises

This apartment boasts excellent, versatile accommodation and benefits from being well presented throughout. The entrance door gives access to a large hallway with doors to all principal rooms which comprise of a large living/dining room with sliding doors leading out to a sunny south facing balcony and overlooks the beautifully manicured communal gardens. A separate dining room, master bedroom with en-suite shower room, two separate double bedrooms, further bathroom, plenty of storage cupboards and garage. Ample visitors parking to the front of the block.





1119 sq.ft. (104.0 sq.m.) approx.
FIFTH FLOOR

These room dimensions given above are approximate measurements
TOTAL FLOOR AREA: 1119 sq ft (104.0 sq.m.) approx.

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.
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• Any prospective purchaser should satisfy themselves as to the correctness of any statements or information in these particulars. Please refer to the Agents if you require further information or details of any services, fixtures and fittings or other fixtures or fittings.
• There are no covenants or restrictions in the title of the property.
• They do not constitute an offer or contract for sale.
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