



Dunkeld Road ~ Talbot Wood ~ Bournemouth ~ BH3 7EN

16 High Street, Christchurch Dorset BH23 1AY

www.jordanmarksestates.co.uk

01202 484444

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Signature Homes



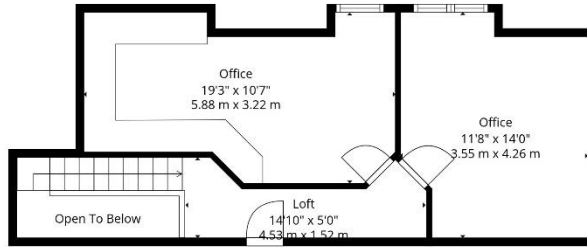
Nestled in the heart of Bournemouth's prestigious BH3 area, this impressive four-bedroom home on Dunkeld Road blends elegant living with practical comfort across three expansive floors. Boasting a generous internal area of 2,874 sq ft, the property is available fully furnished for short-term corporate lets of six months or more, offering the flexibility modern professionals desire. Step through gated access onto a private driveway, ensuring secure off-street parking. Inside, the spacious layout reveals stylishly appointed rooms ideal for both family life and entertaining guests. With two contemporary bathrooms, four well-proportioned bedrooms, and ample living spaces flooded with natural light, every detail has been carefully considered. Gas central heating ensures warmth throughout the seasons, promising a hassle-free, turnkey experience. Dunkeld Road enjoys an enviable location in one of Bournemouth's sought-after residential enclaves, celebrated for its leafy streets and proximity to local amenities. A short stroll brings you to the vibrant café culture and boutique shops of Winton and Charminster, while Bournemouth town centre's acclaimed restaurants, shopping hubs, and renowned beaches are within easy reach. Nature lovers will appreciate walks in Meyrick Park and the tranquil Talbot Woods, both nearby, while commuters benefit from excellent transport links, including mainline railway stations and easy access to major road networks. Stone's throw from West Hants Club This distinguished home offers a rare combination of privacy, convenience, and refined living in one of Dorset's finest locations. Available now for immediate occupancy, it presents an exceptional



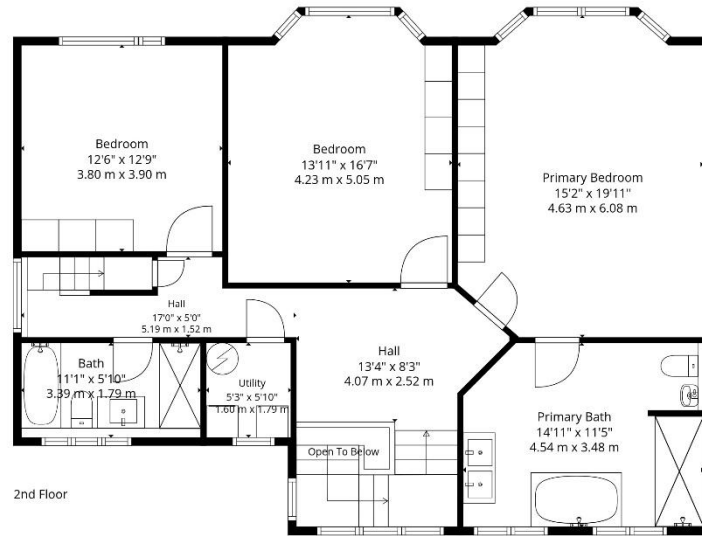
Floor Plan

2874 Internal SQ. FT

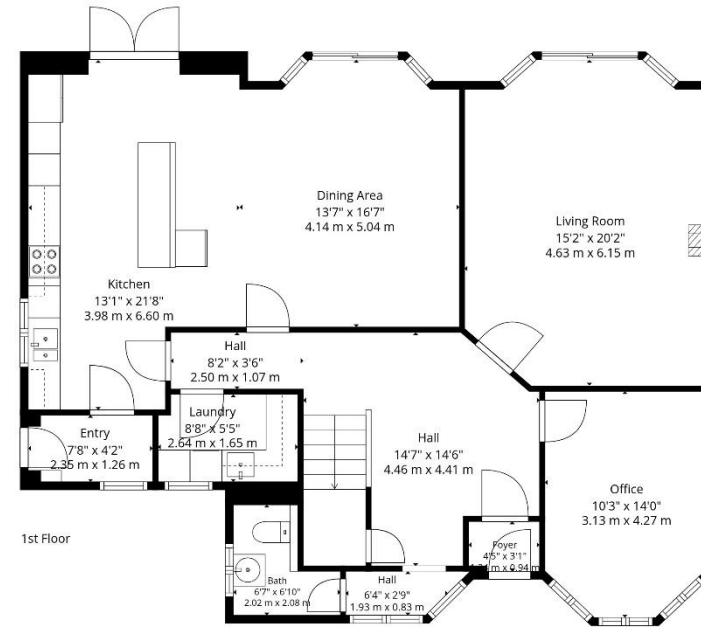
267 Internal SQ. M



3rd Floor



2nd Floor



1st Floor

Total: 2785 sq. Ft, 259 m2
 1st Floor: 1300 sq. Ft, 121 M2, 2nd Floor: 1187 sq. Ft, 110 M2, 3rd Floor: 298 sq. Ft, 28 m2
 Excluded Areas: Open To Below: 36 sq. Ft, 3 M2, Low Ceiling: 111 sq. Ft, 10 M2, Walls: 206 sq. Ft, 19 m2

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.



Situation

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This distinguished home offers a rare combination of privacy, convenience, and refined living in one of Dorset’s finest locations. Available now for immediate occupancy, it presents an exceptional opportunity for corporate clients seeking a high-quality rental.

Local Authority and School Catchment

BCP Council ~ Council tax (Included) Utility Bills by Negotiation.

Asking Price

Rent £4500 Deposit £5192 ~ Council Tax Included.

Score	Energy rating	Current	Potential
92+	A		93 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Disclaimer Property Details: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the *services* appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms' employment has the authority give any representation or warranty in respect of the property.

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