

237 Fairmile Road  
Christchurch  
Dorset  
BH23 2LQ

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# MICHAEL ADAM

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naea propertymark  
PROTECTED

These particulars are intended to give a fair description of the property, but their accuracy is not guaranteed and they do not constitute an offer or contract.

**DRAFT DETAILS – AWAITING VERIFICATION FROM VENDOR**

**FLAT 1 TOWERVIEW  
19 SEAFIELD ROAD  
SOUTHBOURNE - BOURNEMOUTH  
BH6 3JD**

**Price £250,000**

Leasehold



**SITUATED WITHIN EASY REACH OF LOCAL SHOPS, AMENITIES & ONLY A SHORT WALK TO THE BEAUTIFUL SANDY BEACHES OF SOUTHBOURNE IS THIS DECEPTIVELY SPACIOUS, PURPOSE BUILT GROUND FLOOR FLAT.**

**IDEAL FIRST TIME BUY OR LOCK UP & LEAVE HOLIDAY HOME THIS WELL PRESENTED PROPERTY HAS ACCOMMODATION COMPRISING ENTRANCE HALL, BAY FRONTED LOUNGE/DINER, MODERN KITCHEN WITH INTEGRAL APPLIANCES, 2 GOOD SIZE BEDROOMS WITH THE MASTER HAVING A MODERN EN-SUITE SHOWER ROOM & A MODERN FAMILY BATHROOM.**

**SOME OF THE BENEFITS CONVEYED WITH THE PROPERTY INCLUDE NO FORWARD CHAIN, GAS FIRED CENTRAL HEATING, DOUBLE GLAZING, ALLOCATED PARKING & COMMUNAL LAWNED GARDEN AREA. AN EARLY INTERNAL INSPECTION IS STRONGLY ADVISED TO APPRECIATE THE ACCOMMODATION ON OFFER.**

- **GROUND FLOOR FLAT**
- **POPULAR LOCATION**
- **CLOSE TO BEAUTIFUL SANDY BEACHES**
- **DECEPTIVELY SPACIOUS ACCOMMODATION**
- **2 BEDROOMS**
- **MODERN FAMILY BATHROOM**
- **MODERN EN-SUITE SHOWER ROOM**
- **SPACIOUS LOUNGE/DINER**
- **MODERN KITCHEN WITH INTEGRAL APPLIANCES**
- **ALLOCATED PARKING**
- **LOCAL SHOPS & AMENITIES NEARBY**
- **PURPOSE BUILT BLOCK**
- **DOUBLE GLAZING**
- **GAS FIRED CENTRAL HEATING**
- **VIEWING ADVISED EARLY**



**VIEWING STRICTLY BY APPOINTMENT PLEASE**

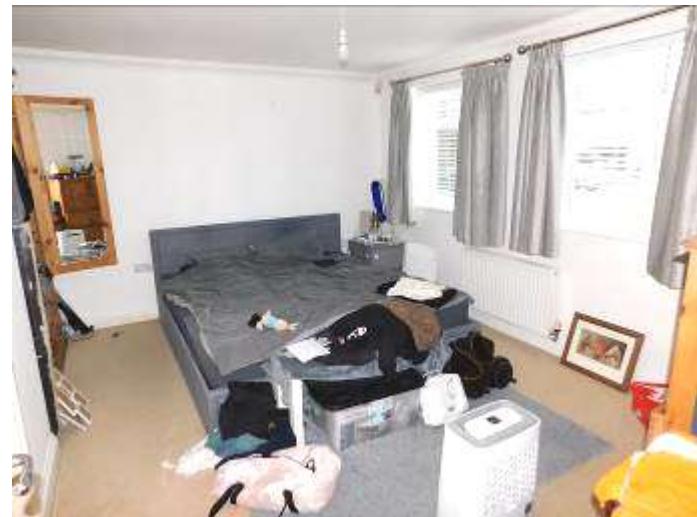
Please note that the equipment, fittings, fireplaces, heating systems, mains services, apparatus and appliances have not been tested by us the agents so we cannot confirm that they are in working order. All measurements are approximate and are for guidance only.

**PLEASE NOTE:**

**MONEY LAUNDERING REGULATIONS** – Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

**MICHAEL ADAM Estate Agents** have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitors.

**FLAT 1, TOWER VIEW, 19 SEAFIELD ROAD, SOUTHBOURNE, BOUREMOUTH BH6 3JD**



**MAINTENANCE CHARGES - £1120.00 APPROXIMATELY EVERY 6 MONTHS**

**GROUND RENT APPROXIMATELY £200.00 PER ANNUM**

**LEASE DETAILS: APPROXIMATELY 109 YEARS REMAINING.**

### **Ground Floor**

Approx. 60.5 sq. metres (651.3 sq. feet)

