



6 KINGSFIELD HOUSE
BRANKSOME PARK
Dorset, BH13 6DR

£2,250 PCM

[goadsby.com](https://www.goadsby.com)

SPACIOUS THREE BEDROOM APARTMENT IN BRANKSOME PARK

- Three Bedroom, three bathroom apartment
- Furnishings optional
- Balcony
- One Garage plus One Car Port Space included
- EPC Rating: Band C



Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Reference: 1137373

Deposit Amount: £2596.15

Council Tax: Band G

Furnishing: Optional - Part Furnished/ Unfurnished

Heating Type: Gas fired hot water radiators

Parking: 1 garage and 1 car port space included

Utilities:

- Mains Supply Electricity
- Mains Supply Gas
- Mains Supply Water - metered

Drainage: Mains Supply Drainage

Broadband: Refer to Ofcom website www.ofcom.org.uk/phones-and-broadband

Mobile Signal: Refer to Ofcom website www.ofcom.org.uk/phones-and-broadband

Flood Risk: For more information refer to gov.uk, check long term flood risk www.gov.uk/check-long-term-flood-risk

This spacious second floor three bedroom apartment is situated in Branksome Park. The property is part of a gated development and comprises of: three bedrooms with ensuite bathrooms to both bedrooms one and two, further bathroom, spacious kitchen, open plan living dining area leading onto the balcony. The property also benefits from having one garage plus an additional allocated car port parking space and is situated in a sought after location with well kept communal grounds and a lift. The property is currently part furnished landlord advises furnishings are optional.



This floor plan is for guidance only and is NOT to SCALE. Made with Merge CO206

PLEASE NOTE:

Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches.

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