



3 Lakeside Road | | Poole | BH13 6LR

£1,525 Per Month



**QSALES &
LETTINGS**

3 Lakeside Road |
Poole | BH13 6LR
£1,525 Per Month

A two-bedroom second-floor apartment with a private balcony from the lounge, a Juliet balcony to the principal bedroom, an en-suite shower room and gated parking.

The open-plan lounge/diner provides a comfortable main living space, with the fully fitted kitchen incorporated into the room. The lounge opens onto a private balcony, creating a useful outdoor space for sitting out and enjoying some fresh air.

The principal bedroom has fitted wardrobes, an en-suite shower room and a Juliet balcony with views towards Branksome Beach. The second double bedroom also has fitted wardrobes, giving both bedrooms good built-in

- Two genuine double bedrooms, both with fitted wardrobes providing valuable built-in storage and making the rooms easy to use
 - Private balcony from the lounge provides a genuine outdoor space for sitting out and extending the living area
- Principal bedroom with fitted wardrobes, en-suite shower room and Juliet balcony with views towards Branksome Beach
 - Open-plan lounge/diner creates a sociable main living space with the fully fitted kitchen incorporated into the room



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	80	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	