



40 STAFFORD ROAD
BOURNEMOUTH
Dorset, BH1 1JH

£2,000 PCM

goadsby.com

FIVE BEDROOM STUDENT PROPERTY AVAILABLE 2026-2027 ACADEMIC YEAR

- Five Bedroom House
- Offered Furnished
- Driveway Parking & Garden
- Town Centre Location
- EPC Rating: Band D

Energy Efficiency Rating	
Most energy efficient - lower running costs	Current Potential
(92-100) A	68 B1
(81-91) B	
(69-80) C	
(55-68) D	
(49-54) E	
(35-48) F	
(1-34) G	

All energy efficient - higher running costs

England & Wales EPC Directive 2002/91/EC



Reference: 1173839

Deposit Amount: £2307

Council Tax: Band D

Furnishing: Furnished

Heating Type: Gas fired hot water radiators

Parking: Driveway

Utilities:

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

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

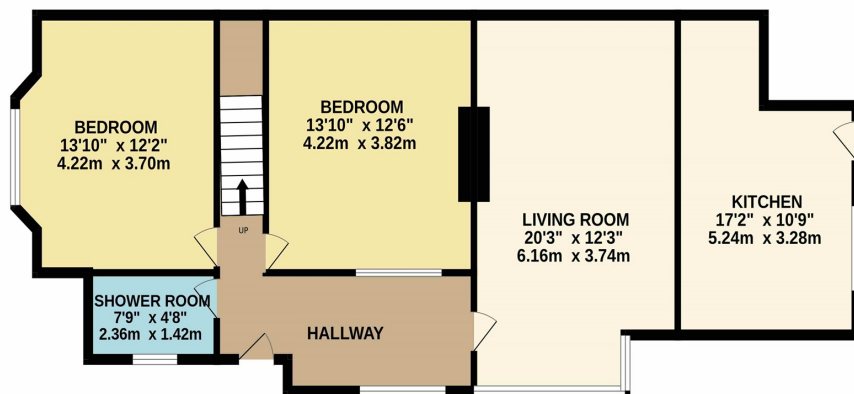
Flood Risk: For more information refer to
gov.uk, check long term flood risk
www.gov.uk/check-long-term-flood-risk

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Bournemouth, Dorset
BH1 1LU

This five bedroom semi detached student house comes furnished with large double bedrooms. It is located close to the lansdowne campus and bus routes to the Talbot campus, further benefits include an outside patio area, driveway parking and two bathrooms.

GROUND FLOOR



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.

Goadsby & Harding (Residential) Ltd
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