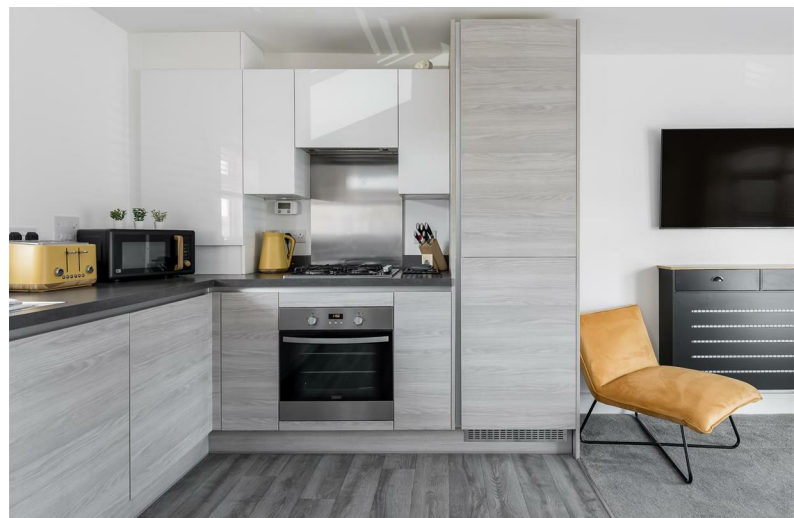


01202 683444

Orchard Plaza, 41 High Street  
Poole, Dorset, BH15 1EG

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Stabler Way, Poole

Poole, BH15 4FJ

£1,450 PCM

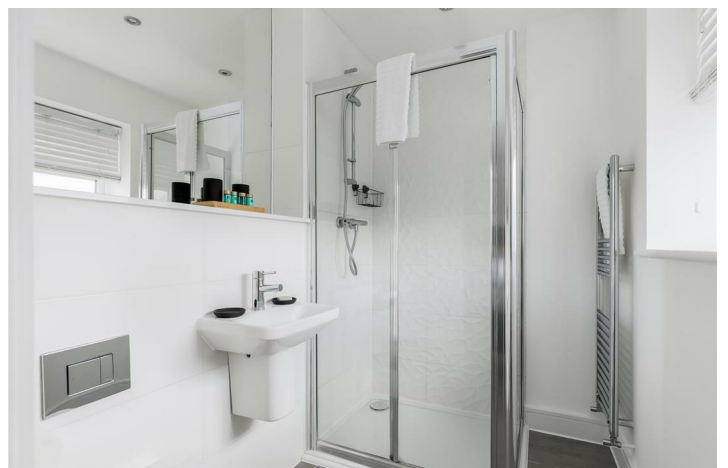


**\*\*2-5 MONTH LET ONLY\*\***

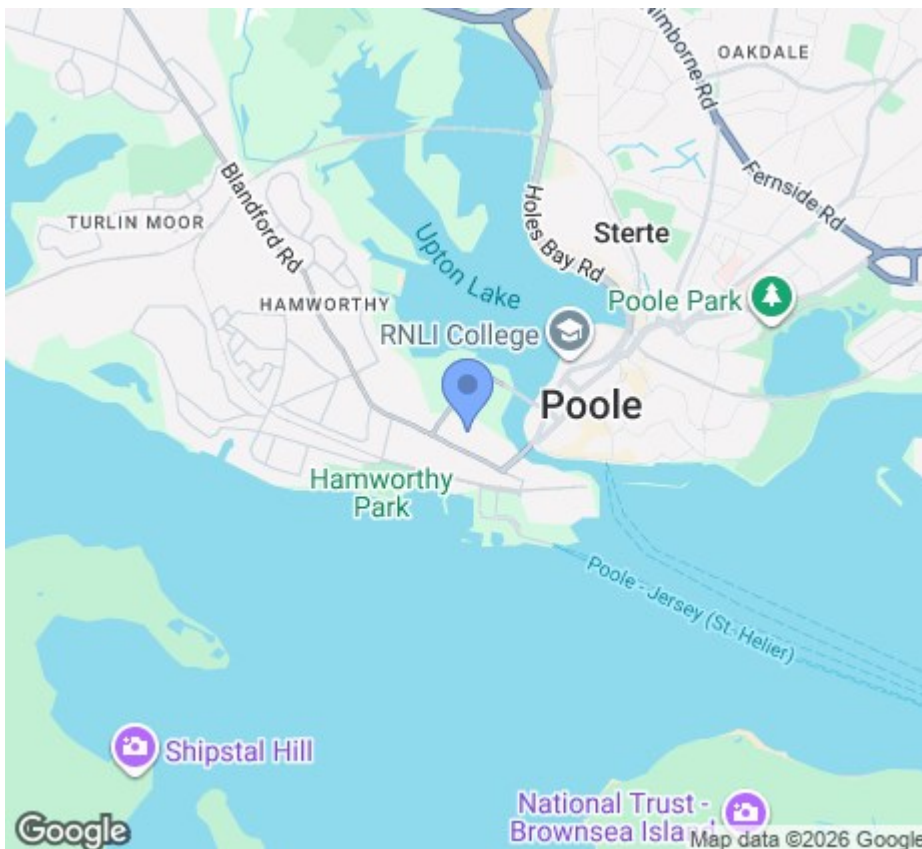
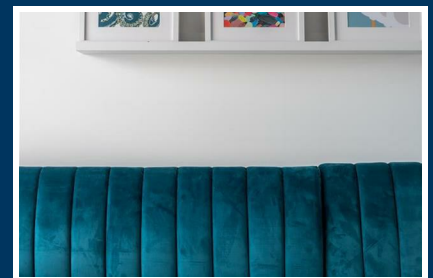
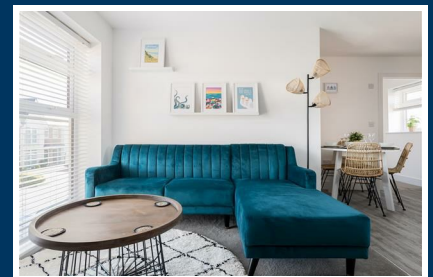
Two-bedroom, two-bathroom coach house located in Hamworthy, just a few minutes walk to either Hamworthy beach or Poole Quay with a super range of restaurants.

Contemporary and stylish furnishings throughout. Private entrance hall with stairs to the living accommodation on the first floor. Open plan living / dining area / and kitchen areas with Juliette balcony windows. Fully fitted kitchen including 4-burner gas hob, extractor, oven fridge / freezer, microwave, dishwasher and washer / dryer. Master bedroom with 5ft kingsize double bed, fitted wardrobe leading to ensuite bathroom (walk-in shower, sink and toilet). Second bedroom with 5ft kingsize double bed (or zip and link 2ft 6ins single beds). Family bathroom (bath with shower over, sink and toilet).

Parking - One allocated parking space in the development's outside area and further (first come first served) visitors parking (permits provided). Access via undercroft - dimensions: width







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

Agent Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All representations including descriptions, dimensions and photos are given, in good faith and are believed to be correct, but any intending purchaser should not rely on them as statements or representations of fact but must satisfy themselves as to their correctness. Appliances and central heating systems have not been checked by Quay Living or their employees and we recommend that purchasers instruct a qualified person to check all appliances / service before legal commitment.

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