



Flat 2

Wellesley House, Bournemouth

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: C

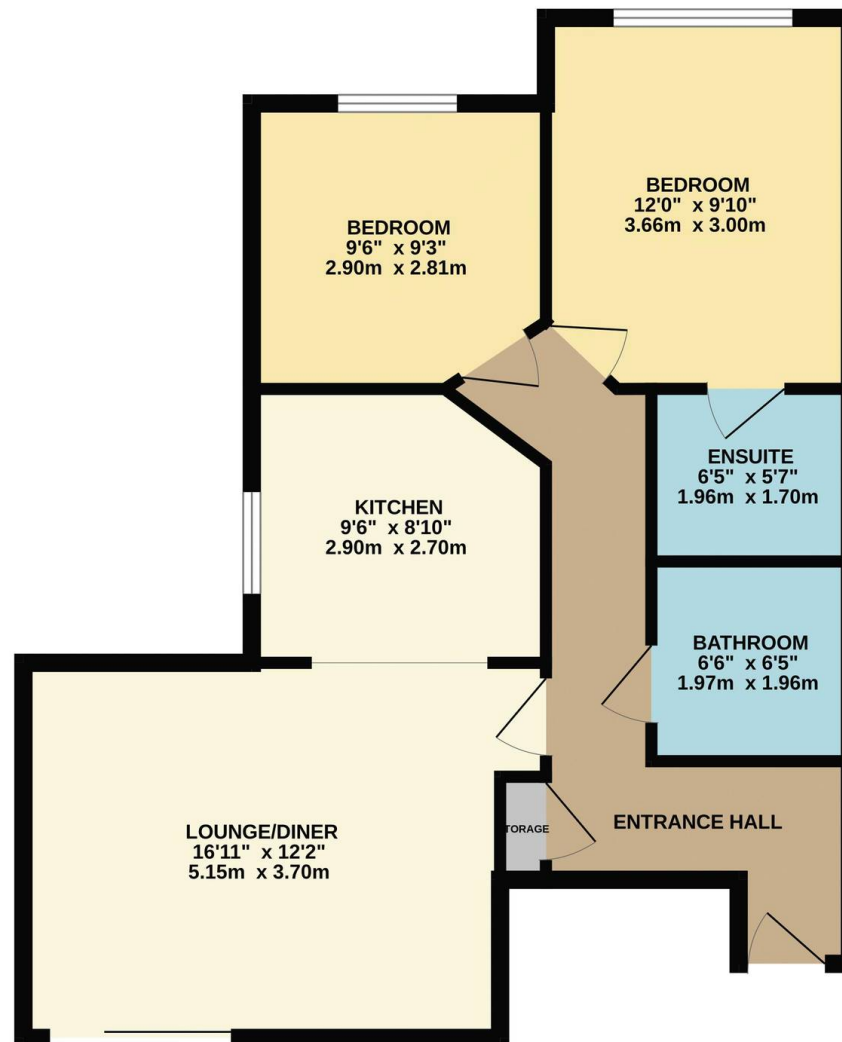
EPC Environmental Impact Rating: C

- Spacious Two Bedroom Ground Floor Apartment
- Bright Open Plan Living And Dining Room
- Fully Fitted Kitchen With Integrated Appliances
- Two Generous Double Bedrooms
- Modern Family Bathroom Plus En-Suite Shower Room To The Master Bedroom
- Gas Fired Central Heating And UPVC Double Glazing
- Allocated Parking Space With Additional Visitor Parking
- Private Patio Area With Direct Access To Communal Garden
- Sought After Location Close To Charminster High Street
- Excellent Transport Links Nearby Including Bournemouth Travel Interchange Plus Close To Parks & Well Regarded Schools





GROUND FLOOR
653 sq.ft. (60.6 sq.m.) approx.



TOTAL FLOOR AREA: 653 sq.ft. (60.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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