



Connells

Lansdowne Road
Bournemouth



Property Description

A beautifully refurbished and exceptionally well-presented one double bedroom first floor apartment, situated in a highly convenient location within easy reach of Bournemouth town centre, local supermarkets, and main transport links.

The property has been completely updated throughout by the current owners to offer bright, contemporary living space, further benefiting from a share of the freehold and allocated off-road parking. Access is gained via a secure communal entrance system with stairs leading to the first floor.

Lounge

14' 3" x 5' 5" (4.34m x 1.65m)

Carpeted room with front aspect double glazed bay window. Electric radiator and built in mirrored wardrobes for storage.

Kitchen

10' 8" x 5' 5" (3.25m x 1.65m)

A range of wall and base units with integrated electric oven and hob. Space for fridge/freezer and washing machine. Vinyl flooring and heated water cylinder in the cupboard. Front aspect double glazed window.

Bedroom

12' 3" x 7' 4" (3.73m x 2.24m)

Carpeted room with two front aspect, double glazed windows. Free hanging space and electric radiator.

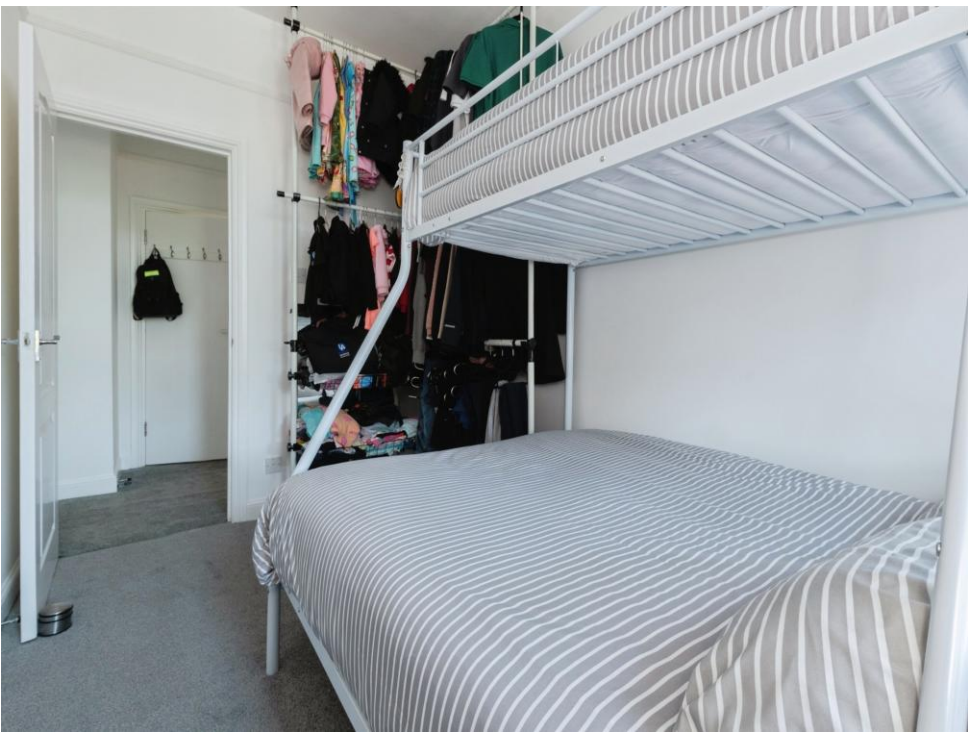
Bathroom

Viinyl flooring. Bath with shower over, low level WC, wash hand basin, heated towel rail, wall mounted electric mirror with lighting.

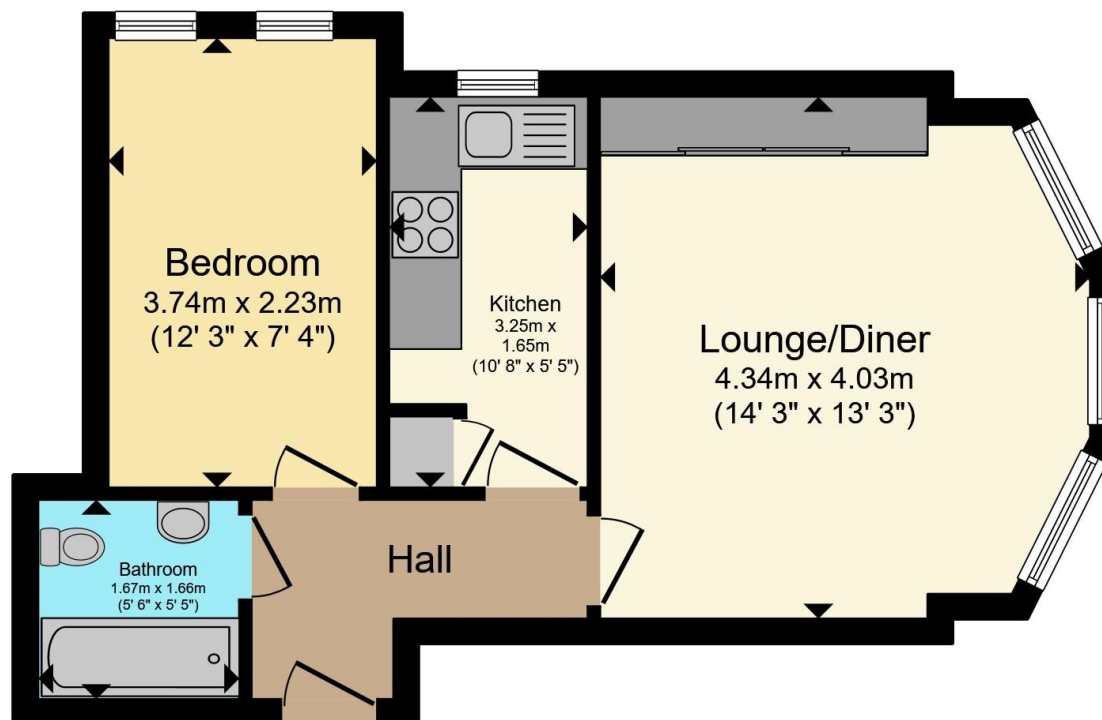
Parking

1 allocated parking space with access to a visitors space.









Total floor area 37.6 m² (404 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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37 Victoria Road
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EPC Rating: C

Council Tax
 Band: B

Service Charge:
 2562.22

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/WIN307840

This is a Leasehold property with details as follows; Term of Lease 999 years from 25 Mar 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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