

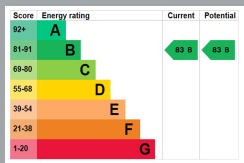
29 THE AVEBURY
BOURNEMOUTH CENTRE
Dorset, BH1 1DE

£1,690 PCM

goadsby.com

BRAND NEW THREE BEDROOM APARTMENT WITHIN THE AVEBURY

- Exclusive Brand New Three Bedroom Apartment
- Underfloor Thermostat Controlled Heating
- Once Allocated Parking Space
- Offered Unfurnished
- EPC Band: Rating B



Reference: 1184437

Deposit Amounts: £1,950

Council Tax: Band TBC

Furnishing: Unfurnished

Heating Type: Community heating system

Parking: No Parking

Utilities:

- Mains Supply Electricity
- 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



Brand new three bedroom apartment, located on the third floor of the The Avebury, the latest exclusive development by renowned local builder ASN Capital. Thoughtfully crafted to offer high specifications including underfloor heating fully fitted kitchen and elegant bathrooms. All residents enjoy access to secure cycle storage. A video entry phone system CCTV coverage and two lifts ensure ease of access and peace of mind.

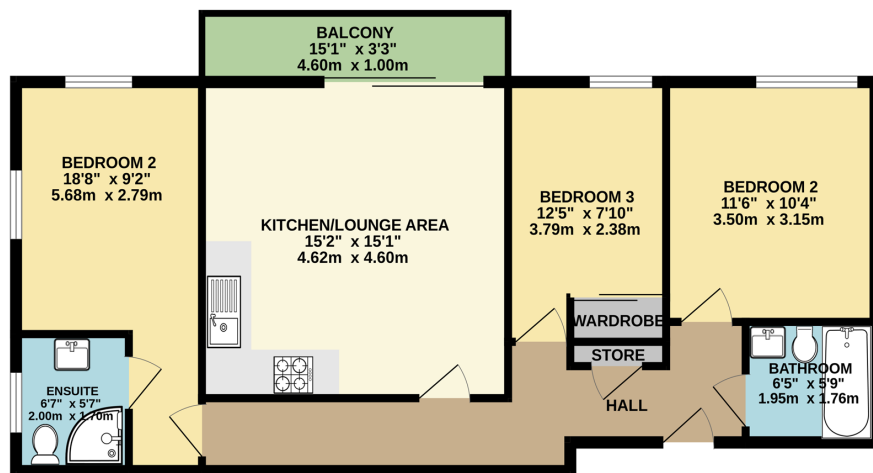
Ideally located in a vibrant and well-connected area, The Avebury puts everything you need right on your doorstep. Dining options abound nearby, from stylish venues like The Ivy to traditional British pubs. Popular shopping destinations such as Bournemouth Town Centre and Castlepoint are all within easy reach, alongside local gyms and leisure facilities that support an active lifestyle.

Travel is effortless being within walking distance to Bournemouth train station and its proximity to Bournemouth Airport and with excellent access to Southampton Airport and the Portsmouth Ferry Terminal, offering seamless connections further afield.

Built with sustainability and smart technology at its core, The Avebury features ultrafast fibre broadband infrastructure, digital heating controls and a future ready community heating system compatible with heat pumps and hydrogen technology. High performance concrete walls ensure safety sound reduction and long term durability.

Intelligent parcel delivery and thoughtfully planned refuse and recycling areas. Smart access control and app enabled video calling enhance everyday convenience.

Offered to the market unfurnished with one allocated parking space.



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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