





Flat (EPC Rating:)

FLAT 6 TUDOR COURT 16 BEECHEY ROAD, BOURNEMOUTH, DORSET, BH8 8LL

Guide Price

£150,000

FEATURES

- Spacious one-bedroom top-floor attic apartment
- Large double bedroom with fitted wardrobes
- Modern, well-equipped kitchen
- Gas central heating and double glazing
- Bright open-plan living, and kitchen area
- Contemporary bathroom
- Generous entrance and dining hall (ideal for home office use)

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Whites Estates
Bill Atherton Estate Agents

1 Bedroom Flat located in Bournemouth

Guide Price £150,000- £180,000

EPC: D (as of 03/02/2026 - new EPC currently being carried out and will be updated)

Council Tax Band: B (as of 03/02/2026)

Service charge is: £100pm

Ground rent: £100 per annum

Lease length: 996 years (new lease of 999 years was put on when current owners bought in August 2023)

Property Description

This beautifully presented and spacious one-bedroom attic flat occupies the entire second floor of a charming period property, comprising just six apartments. Offering a wonderful blend of character and modern living, the property provides excellent privacy and generous proportions, making it ideal for professionals or couples seeking a peaceful yet convenient home.

The apartment is accessed via a secure entry system and a well-maintained communal hallway. Inside, an impressively large entrance hall creates an immediate sense of space and can easily be used as a dining area, home office, or additional seating space.

The bright and airy open-plan living area forms the heart of the home, seamlessly combining lounge with a modern fitted kitchen. The kitchen is well appointed with a range of contemporary units, contrasting work surfaces, integrated oven, hob, and extractor fan, along with ample storage and preparation space.

The generously sized double bedroom benefits from fitted wardrobes, while the sleek, contemporary bathroom is finished with part-tiled walls and modern fittings, designed with both style and practicality in mind.

Further benefits include gas central heating, double glazing throughout, an allocated parking space, and access to a beautifully maintained communal garden- perfect for relaxing outdoors.

Ideally located within easy reach of Bournemouth town centre, award-winning sandy beaches, local shops, and excellent transport links, this attractive top-floor apartment offers a rare combination of space, character, and modern comfort. Early internal viewing is highly recommended.

We believe the property is held as a share of freehold (to be confirmed), with all six flats in the building holding a share of the lease. This means any alterations or changes are subject to agreement by a majority of the flat owners, offering a more straightforward and collaborative decision-making process than a traditional leasehold.

These particulars do not form part of, or constitute, an offer or contract.

The measurements provided are for guidance purposes only and may not be entirely accurate.

Prospective buyers are advised to verify the measurements before incurring any expenses.

Whites Estates has not conducted tests on any apparatus, equipment, fixtures, fittings, or services. It is the responsibility of the buyers to assess the working condition of all appliances.

Whites Estates has not undertaken the verification of the property's legal title. Buyers must seek verification from their solicitor.









Approx Gross Internal Area
62 sq m / 668 sq ft



Floorplan

Denotes head height below 1.5m

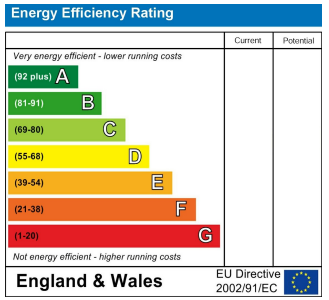
This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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Council Tax Band



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.