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EST. 1985

**Flat 77, The Cosmopolitan, Commercial Road, Poole, BH14 0FD**

Offers Over **£180,000**



## Flat 77

The Cosmopolitan, Commercial Road, Poole

A superb urban retreat, this well-presented **one-bedroom fourth-floor apartment** is ideally positioned in a highly sought-after location, perfect for **first-time buyers, professional couples or investors**.

The property features a bright and spacious **open-plan kitchen/living area**, flooded with natural light and offering a welcoming space for both relaxing and entertaining. The contemporary kitchen is fitted with sleek cabinetry and quality appliances, combining style with practicality.

The **generous double bedroom** provides ample storage and a peaceful haven to unwind, while the **modern bathroom** is finished to a high standard, complete with a bath and shower for added convenience.

Set within a vibrant and well-connected area, the apartment is **within walking distance of shops, cafés, restaurants and excellent transport links**, ensuring easy access to everyday amenities. Additional benefits include a **secure entry system**, providing peace of mind, a residents' gym, a stunning rooftop communal garden and **parking**.



The Cosmopolitan is superbly located within easy walking distance of Ashley Cross Village, a thriving hub centred around its charming green and offering an eclectic mix of specialist shops, independent boutiques, popular bars and welcoming bistros. Many of the surrounding roads lie within a conservation area, helping to preserve the character and appeal that make this location so highly regarded. Directly opposite is Poole Park, with its scenic boating lake, café and waterfront restaurant, while Poole Town Centre is close at hand, providing excellent shopping, picturesque walks along Poole Quay and a wide choice of cafés, bars and restaurants. The award-winning sandy beaches of Sandbanks are just a short drive away. From here, the chain ferry offers easy access to Studland, the stunning National Heritage Coastline and the Purbeck Hills, renowned for their exceptional walking and cycling routes—creating an enviable blend of village charm, coastal beauty and town convenience. The area is exceptionally well connected. Poole and Parkstone mainline stations offer direct services to Southampton and London Waterloo, while the nearby A35 and M27 provide straightforward road links to London, the Home Counties and beyond. Bournemouth and Southampton airports are within easy reach, and Poole Harbour ferry terminal offers regular crossings to the Channel Islands and mainland Europe.

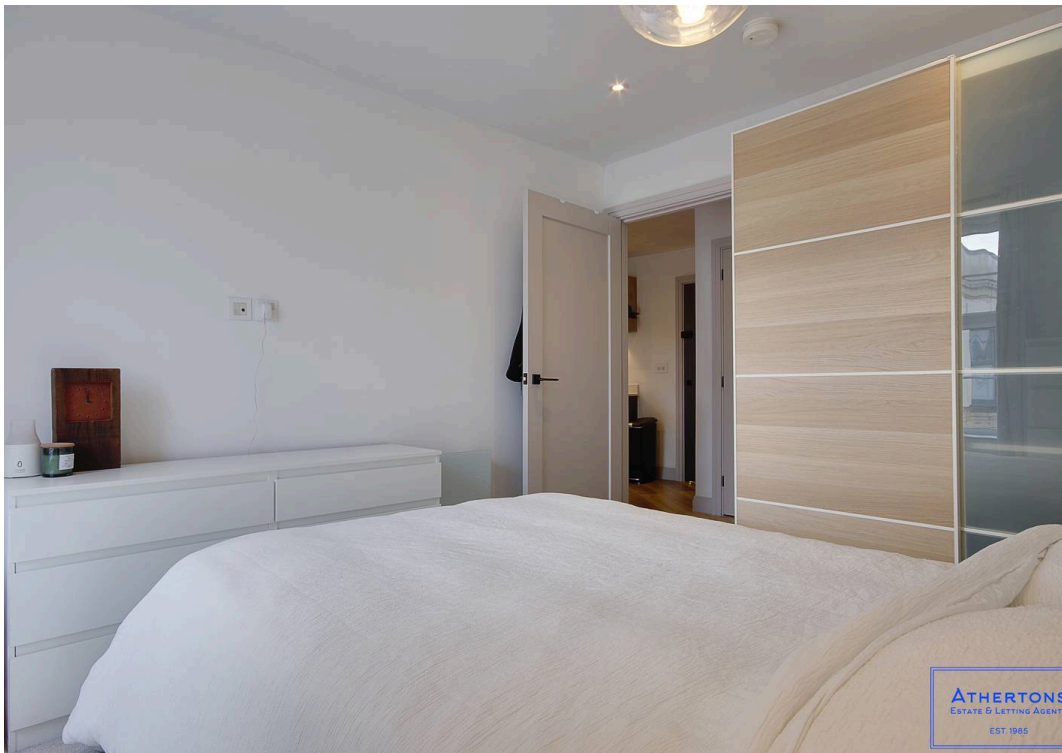
Council Tax band: B

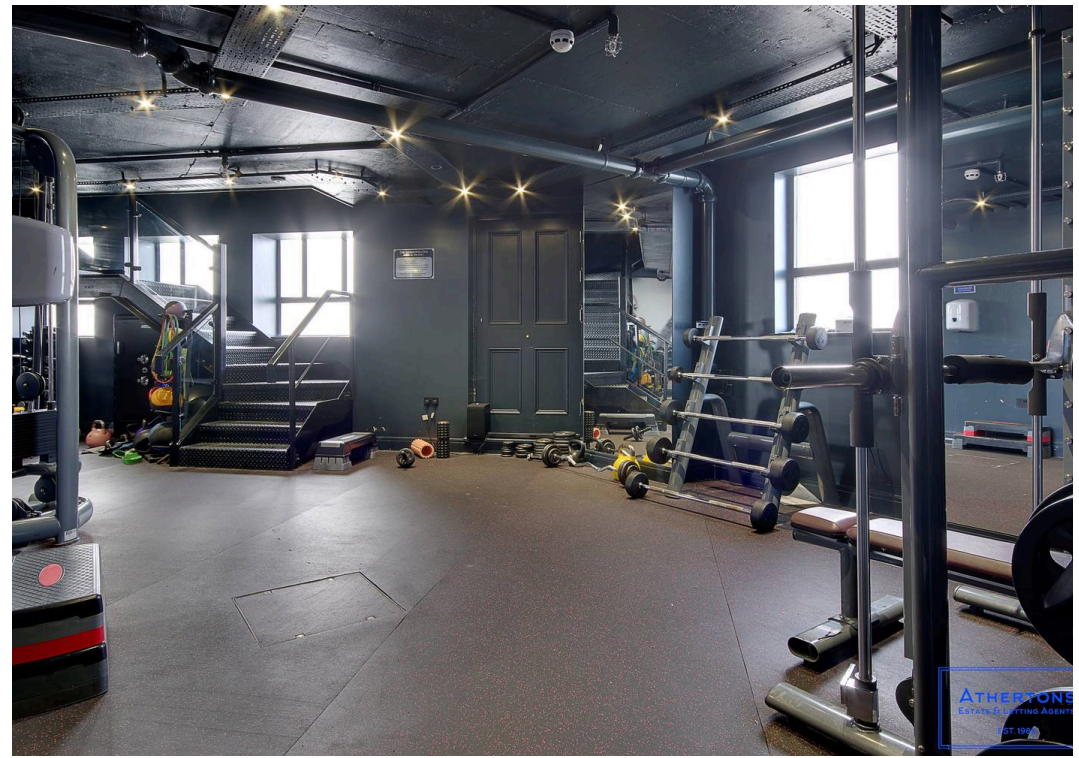
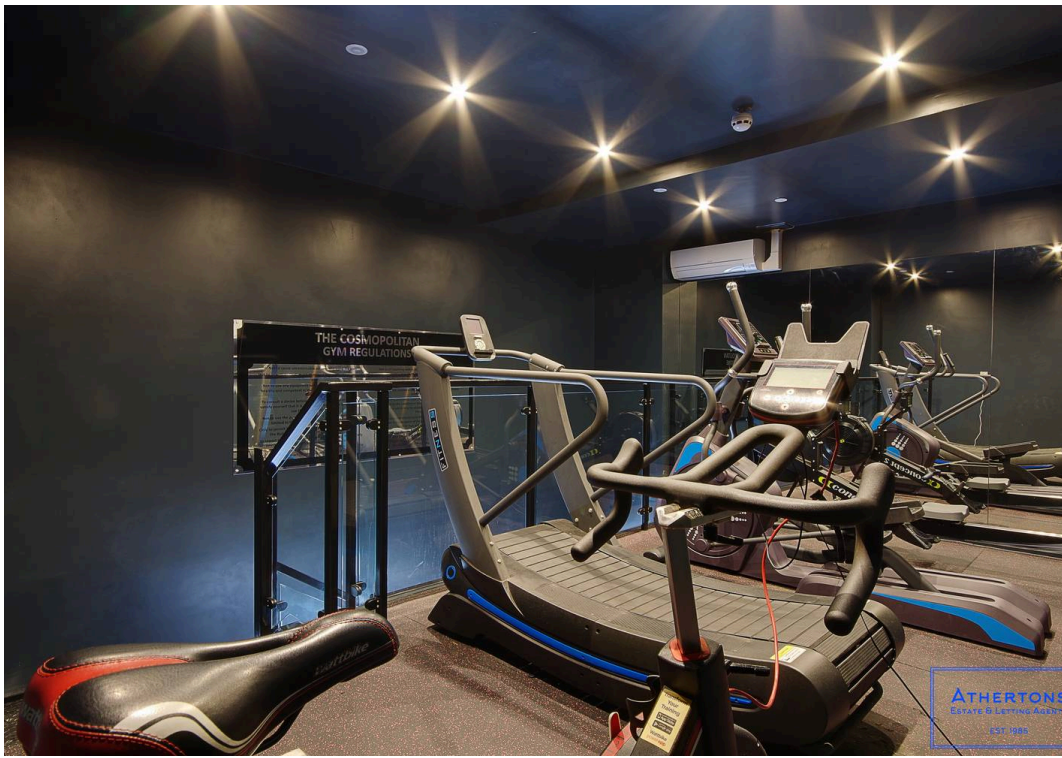
Tenure: Leasehold

EPC Energy Efficiency Rating: B

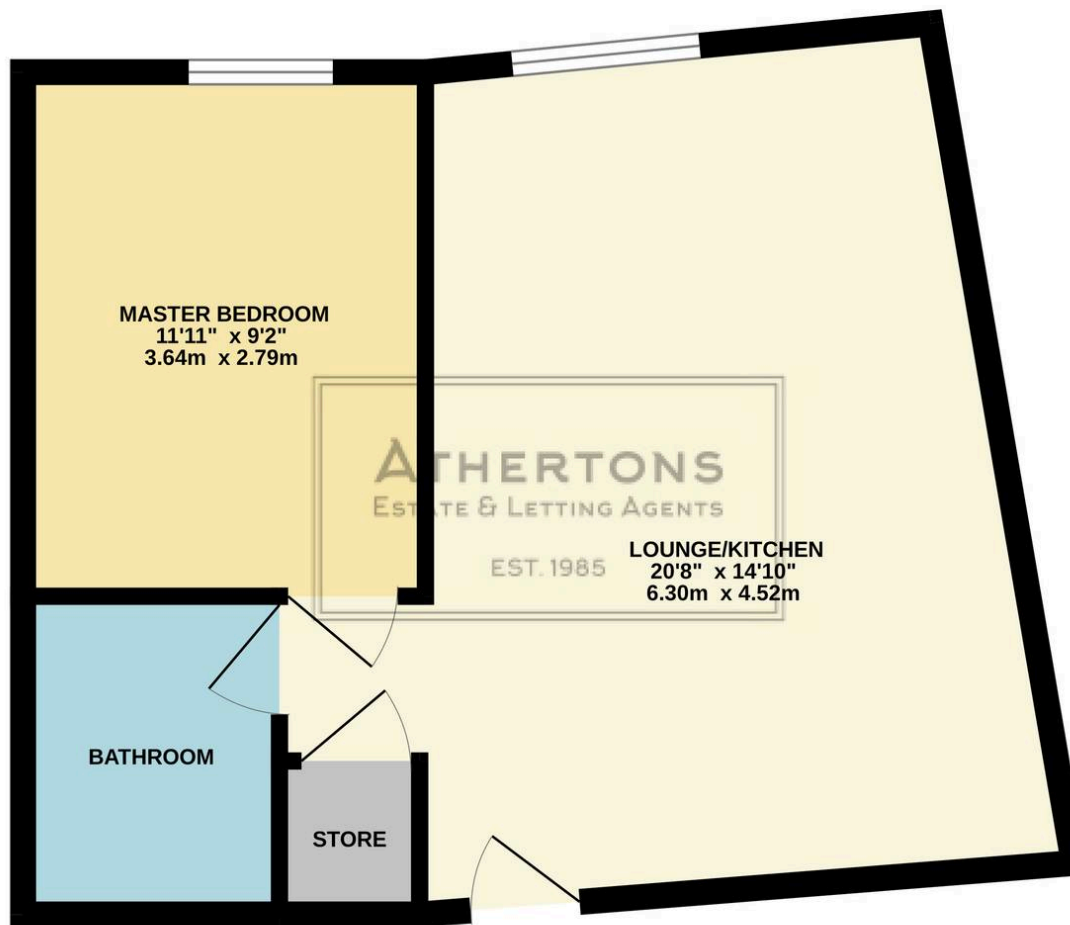








FOURTH FLOOR  
429 sq.ft. (39.8 sq.m.) approx.



TOTAL FLOOR AREA : 429 sq.ft. (39.8 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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