



Seabourne Road, Pokesdown, Bournemouth BH5 2HY

£185,000

- 2 Bedroom Top Floor Flat
- Holiday Lets Permitted!
- Gas Central Heating
- No Forward Chain • Fast Deal Possible! • Vacant Possession

- Surprisingly Spacious • Two Useable Bedrooms
- New 999 Lease From Freeholder
- Ideal First Home Or Investment Opportunity
- Walking Distance To Southbourne Grove Shops, The Beach & Train Station

Bedrooms: 2 | Bathrooms: 1 | Receptions: 1

2 Bed Top Floor Flat. Brilliant Location! Walk to the train station, beach, Southbourne Grove & more. Airbnb allowed! Brand new 999yr lease + low charges. NO CHAIN



What's On Offer?

This top floor apartment is positioned just moments from local shops, pubs, restaurants, bus stops and the train station.

Set within a converted building, access is through a secure communal entrance off the main road. Once inside, head up the easy stairs and you'll find the entrance to your new flat- we think this will be particularly handy when you arrive home with shopping bags in the rain, and you can't find your keys!

Through the front door and you're into a hallway that leads to all rooms, also with a useful storage cupboard.

The main living space is open plan living-kitchen-dining, with the kitchen wall creating a separation. Larger than you might first think, this is a great space to relax and socialise in, up away from the hustle and bustle of the popular streets below. We particularly love the feature bay window, currently the designated reading chair due to the brilliant light throughout the day.

The kitchen is compact but with everything you need- there's space for a fridge freezer, plumbing and space for a washing machine, plenty of storage units and worktop space. Integral appliances include the electric cooker, 4-ring gas hob and extractor above. There's another large opening window offering Westerly light and ventilation. Both bedrooms are great sizes- large enough for a king and double bed respectively, plus bedsides and plenty of storage furniture. These are much more evenly proportioned when compared to other 2 bed flats, and would reflect well in 'rentability'.

The bathroom is also a good size, with a bath and shower over (tiled walls), pedestal basin, toilet and a heated towel rail. Many will update this room in time, but it's perfectly fine as is! The Velux window in great for ventilation and keeps this room naturally bright.

This Home Pairs Well With...

First time buyers, investors and those looking for a secure 2 bed within close proximity to some of our areas best spots! This home was recently let out and it has performed well over the years, primarily due to its amazing location and the 'lock and leave' appeal. This home is now empty and ready for new owners! Those wanting easy access to the direct train line to London will love this location...you'll be perfectly nestled between the station and Brewhouse, your new favourite pub!

This flat is for buyers looking for a surprisingly spacious home in a well-connected area, within walking distance of shops, amenities, the beach and transport links.

It's for those wanting a VERY long lease, low charges and peace of mind.



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