



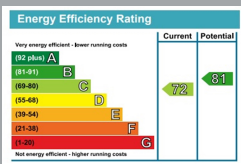
FLAT 17 HANNAH GRANGE  
BOURNEMOUTH  
Dorset, BH1 4SQ

£825 PCM

[goadsby.com](https://goadsby.com)

# ONE BEDROOM FLAT LOCATED IN SPRINGBOURNE

- One Bedroom Flat
- Offered Unfurnished
- Ad Hoc Permit Parking
- See Description for Water Charges
- EPC Rating: Band C



Reference: 571493

**Deposit Amount:** £951.92

**Council Tax:** Band B

**Furnishing:** Unfurnished

**Heating Type:** Electric

**Parking:** Ad hoc permit parking

**Utilities:**

- Mains Supply Electricity
- Mains Supply Gas
- Mains Supply Water - metered

**Drainage:** Private Supply Drainage

**Broadband:** Refer to Ofcom website  
[www.ofcom.org.uk/phones-and-broadband](http://www.ofcom.org.uk/phones-and-broadband)

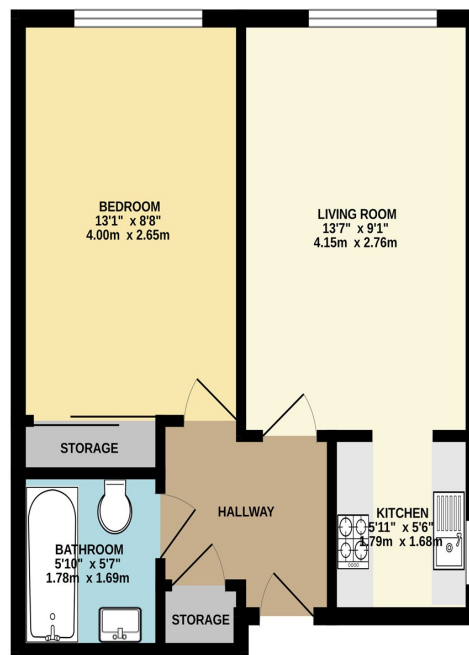
**Mobile Signal:** Refer to Ofcom website  
[www.ofcom.org.uk/phones-and-broadband](http://www.ofcom.org.uk/phones-and-broadband)

**Flood Risk:** For more information refer to gov.uk, check long term flood risk  
[www.gov.uk/check-long-term-flood-risk](http://www.gov.uk/check-long-term-flood-risk)



A one bedroom second floor flat, located in Springbourne and offered to the market unfurnished. Double bedroom with built in wardrobe, bathroom with bath and overhead shower, living/kitchen area and residents ad hoc permit parking. Water Rates £25pcm for one Tenant and £35pcm for two Tenants, making the rental 850pcm or £860pcm.

SECOND FLOOR



This Floor Plan is for guidance only and is NOT to SCALE  
 Made with Metrage G205

**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**  
 Registered Office: 99 Holdenhurst Road, Bournemouth, Dorset BH8 8DY Registered in England No. 1871280

01202 544644  
 bournemouthlettings@goadsby.com

114 Old Christchurch Road  
 Bournemouth, Dorset  
 BH1 1LU