



FLAT 7

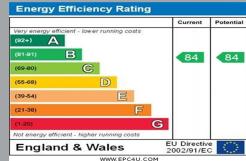
BOURNEMOUTH  
Dorset, BH7 6AZ

£1,100 PCM



# A MODERN AND WELL PRESENTED TWO BEDROOM APARTMENT,

- Spacious Two Bedroom Apartment
- Offered Unfurnished
- Allocated Parking Space
- Modern & Bright Throughout
- EPC Rating: Band B



Reference: 1178386

**Deposit Amount:** £1,269.23

**Council Tax:** Band C

**Furnishing:** Unfurnished

**Heating Type:** Gas fired hot water radiators

**Parking:** Allocated Parking Space

## Utilities:

Mains Supply Electricity  
Mains Supply Gas  
Mains Supply Water - metered

**Drainage:** Mains 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](http://gov.uk), check long term flood risk  
[www.gov.uk/check-long-term-flood-risk](http://www.gov.uk/check-long-term-flood-risk)

Located in the popular area of Pokesdown, this modern and well-proportioned two-bedroom apartment offers comfortable, contemporary living. Presented unfurnished, the property features a fully equipped kitchen, including a gas hob, fridge freezer, and dishwasher. Both bedrooms are bright and spacious, each with built-in wardrobes, with the main bedroom benefitting from a private en-suite. Additional highlights include gas central heating, an allocated parking space, and excellent natural light throughout.

## FIRST FLOOR



This Floor Plan is for guidance only and is NOT to SCALE  
Made with Metropix ©2025

## 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 432188  
[southbourne@goadsby.com](mailto:southbourne@goadsby.com)

31 Southbourne Grove

Southbourne  
Bournemouth, Dorset  
BH6 3QT