



Churchfield Court | 39-41 Parkstone Road | Poole | BH15 2NY

Offers In The Region Of £220,000



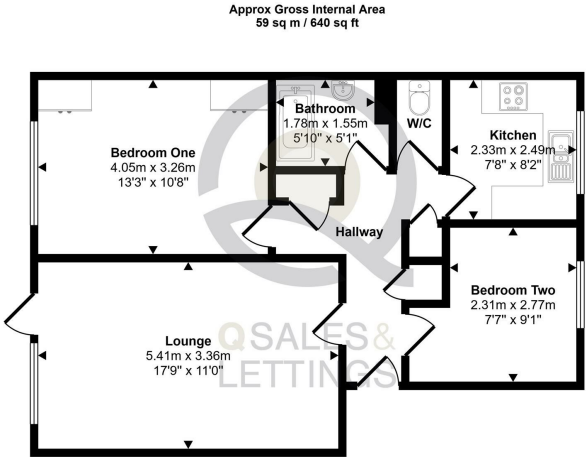
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Finding a ground floor apartment overlooking Poole Park is rare. Finding one with its own private terrace, garage and no forward chain is rarer still. Churchfield Court brings all of those qualities together, creating an opportunity to enjoy one of Poole's most desirable park-side locations.

The living and dining room opens directly onto the private terrace, creating a seamless connection with the beautifully maintained communal gardens and views towards Poole Park and its boating lake. It's the sort of outlook that's difficult to appreciate until you're sitting outside with a morning coffee or watching the seasons change.

- Private terrace exclusive to the apartment
- Long lease and no forward chain
- Two double bedrooms
- Walking distance to Poole Hospital and Poole Town Centre
- £2900PA service charged, payable six monthly.
- Private garage
- Spacious living/dining room
- Opposite Poole Park
- EPC: D Council Tax Band: C
- To book a viewing please call 01202 283654.



Floorplan

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.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		77
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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