



£599,950

98 Lowther Road, Bournemouth, BH8 8NS



SAXE COBURG™

Property Experts













### Main Description

Nestled on the desirable Lowther Road in Bournemouth, this impressive detached house offers a perfect blend of space and comfort for family living. With five well-proportioned bedrooms, this property is ideal for those seeking a generous home. The two spacious reception rooms provide ample space for relaxation and entertaining, while the inviting conservatory allows for an abundance of natural light, creating a warm and welcoming atmosphere.

The family bathroom is conveniently located, and an additional cloakroom adds to the practicality of the home. The utility room further enhances the functionality of the property, making daily chores a breeze.

Outside, the large rear garden presents a wonderful opportunity for outdoor enjoyment, whether it be for children to play or for hosting summer gatherings. The property also boasts off-road parking for up to four vehicles, ensuring convenience for residents and guests alike.

This charming house on Lowther Road is not just a home; it is a lifestyle choice, offering both comfort and convenience in a sought-after location. With its spacious interiors and delightful outdoor space, this property is sure to appeal to families and individuals alike. Do not miss the chance to make this wonderful house your new home.

### Area

Charminster is an extremely popular suburb of Bournemouth which is located to the south east neighbouring both Bournemouth town centre and Winton. Locally there are a number of great shopping facilities varying from well-established independent stores to the popular chains.

Easy access to 5\* Award Winning Sandy Beaches, Pier, Promenade and the coastline are comfortably unrivaled features, having undergone extensive investment and benefiting from Sea front restaurants, a surf school and popular bars/bistros selling local produce.

There is a main line train station at Bournemouth which provides direct links to Southampton, Southampton Airport and London Waterloo. Bournemouth International airport (6 miles) offers a varied schedule of flights to a number of European destinations.

### Tenure

Freehold

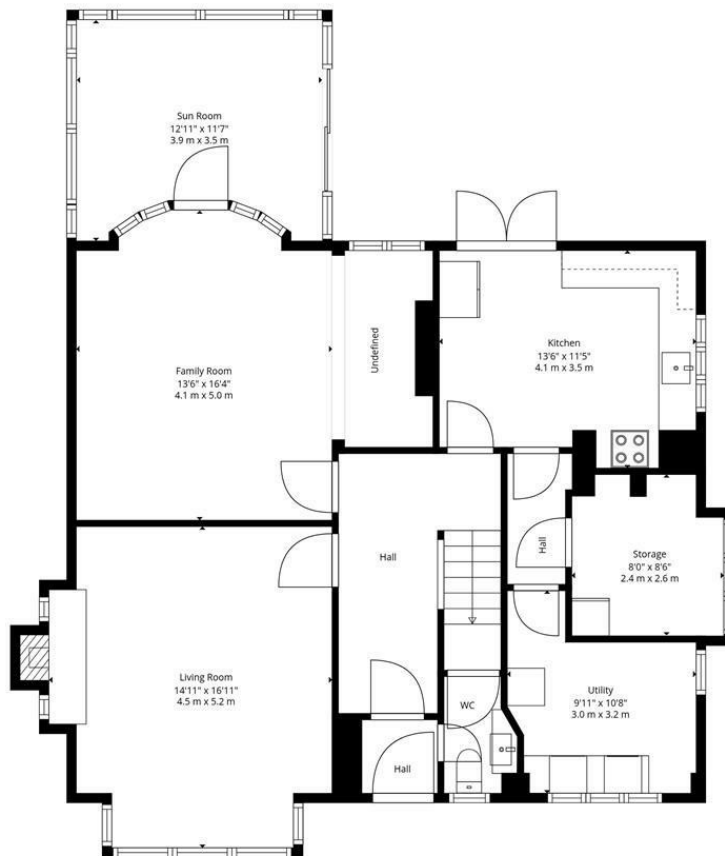
Council Tax Band E

N.B: Under Section 21 of the 1979 Estate Agency Act we declare that the Vendor is connected with Saxe Coburg Property Experts Ltd,

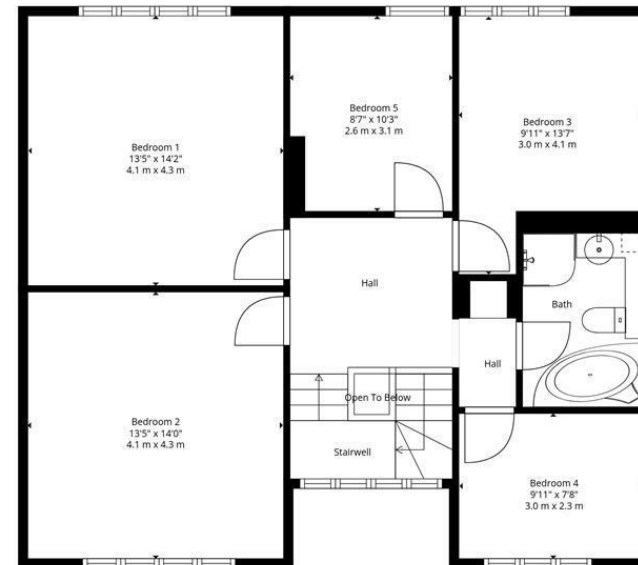
## FEATURES & SPECIFICATIONS

- 5 spacious bedrooms
- Detached house
- Large rear garden
- Off-road parking for 4 vehicles
- Two reception rooms
- Family bathroom
- Cloakroom
- Bright conservatory
- Utility room





1st Floor



2nd Floor



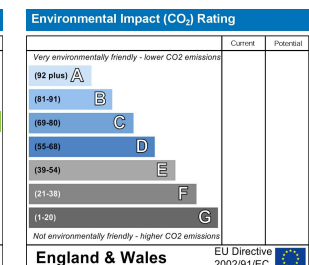
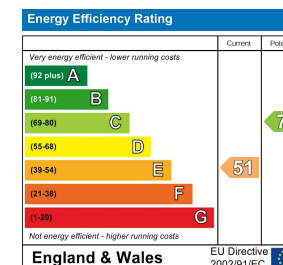
**TOTAL: 1833 sq. ft, 171 m<sup>2</sup>**  
 1st floor: 987 sq. ft, 92 m<sup>2</sup>, 2nd floor: 846 sq. ft, 79 m<sup>2</sup>  
 EXCLUDED AREAS: UTILITY: 87 sq. ft, 8 m<sup>2</sup>, STORAGE: 64 sq. ft, 6 m<sup>2</sup>, FIREPLACE: 5 sq. ft, 0 m<sup>2</sup>,  
 STAIRWELL: 47 sq. ft, 4 m<sup>2</sup>, WALLS: 146 sq. ft, 14 m<sup>2</sup>

Whilst Every Attempt Has Been Made To Ensure The Accuracy Of This Floor Plan, All Measurements Are Approximate And For Display Purposes Only. Created By Property Photography Group.



**Disclaimer:** These particulars are believed to be correct, but their accuracy is not guaranteed and they do not constitute an offer or contract. Strictly subject to contract, all measurements are approximate.

**Agents Note:** At no time have we undertaken a structural survey and services have not been tested. Interested parties should satisfy themselves to the structural integrity of the premises and condition / working order of services, plants and equipment







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