

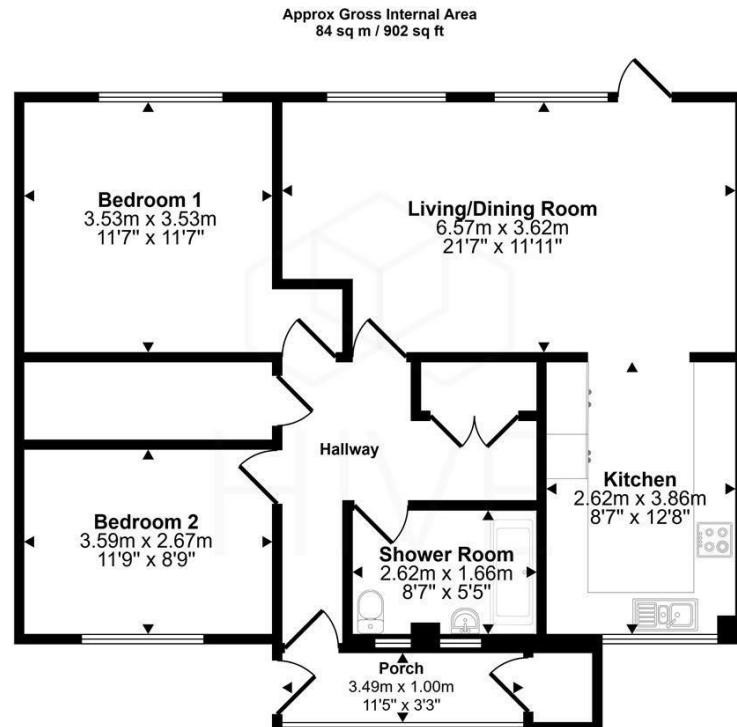
2 BIRKDALE COURT BROADSTONE, BH18 9BE

**£350,000
LEASEHOLD - SHARE OF FREEHOLD**

**Chain free* *Recently refurbished throughout* *0.5 miles to Broadstone amenities* *Large private south-facing rear garden* *Modern shower room* *Two well proportioned bedrooms* *Plenty of storage*
Garage *Separate porch way* *Large living/ dining room* *Utility area*

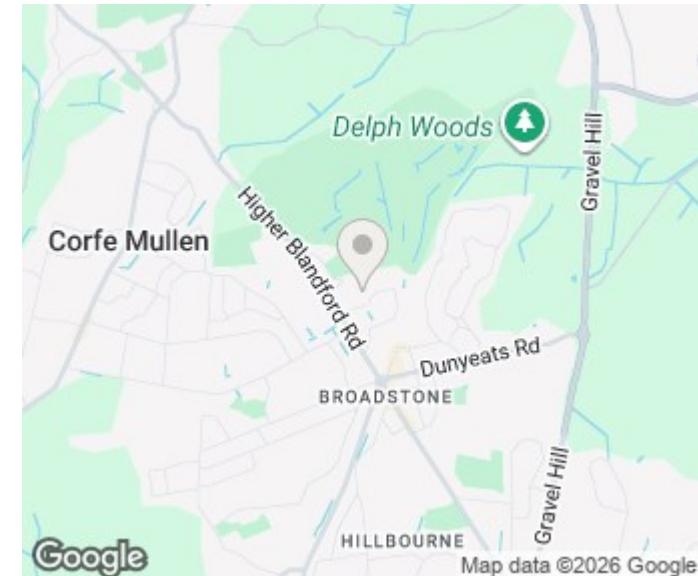


HIVE



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		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		70	77
EU Directive 2002/91/EC			

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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