WILSON THOMAS
ESTATE AGENTS

23 Grace Darling House, 6 Vallis Close, Poole BH15 1XY

Set within a fantastic location on the doorstep of local amenities Poole Quay and Baiter Park lies this recently redecorated second floor purpose-built retirement apartment.

£95,000 Asking Price

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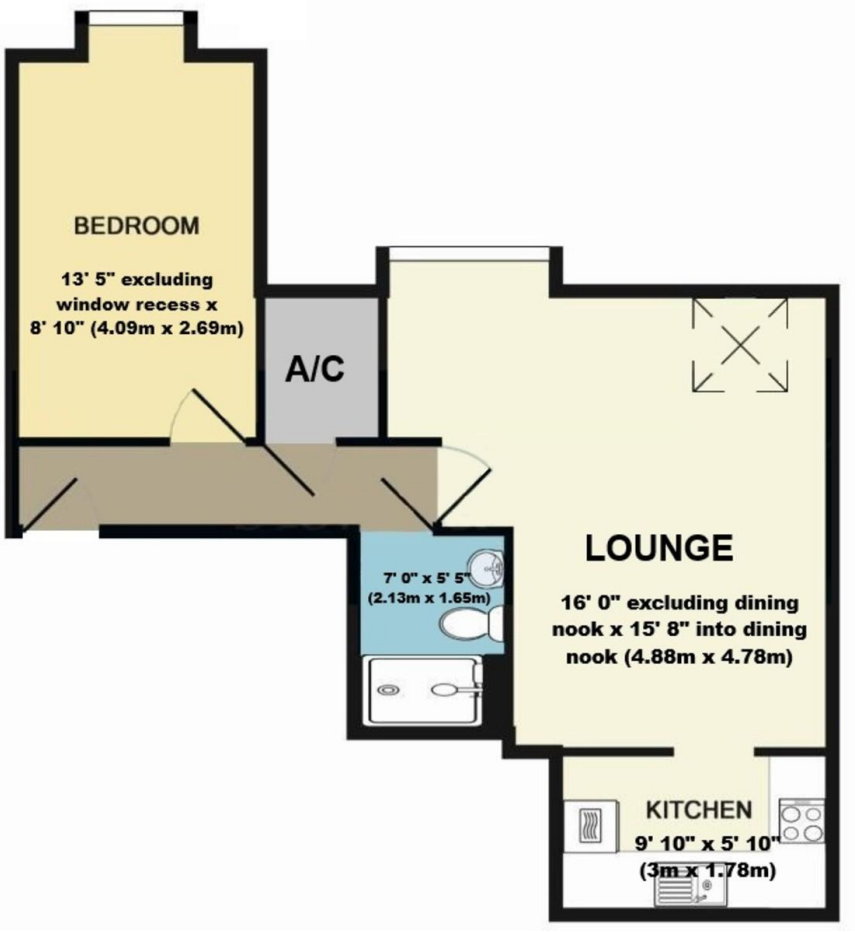
Key Features

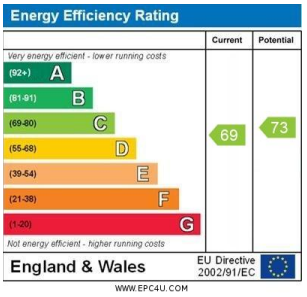
- SECOND FLOOR (TOP FLOOR) PURPOSE BUILT RETIREMENT APARTMENT
- RECENTLY REDECORATED
- GENEROUS SIZE LOUNGE DINING/ROOM WITH PLEASANT VIEW
- GOOD SIZE KITCHEN
- DOUBLE BEDROOM WITH FITTED WARDROBE
- LARGE SHOWER ROOM
- POPULAR DEVELOPMENT
- EXCELLENT LOCATION CLOSE TO POOLE QUAY/SHOPS & BAITER PARK
- COMMUNAL FACILITIES & STAIRS/LIFT TO ALL FLOORS
- LEASE: 149 YEARS REMAINING

£95,000 Asking Price

Upon entering the building, stairs and lift provide access to all floors leading to the second floor and up to the personal front entrance door of the apartment. Initially you are greeted by a good size entrance hallway with storage and a door at the far end leads through to the lounge/dining room. This is a superb light, bright and airy room and a particular feature in our opinion offering ample space with a pleasant view from the two Velux windows. This then leads through to the larger than average size fitted kitchen with plenty of units and drawers, integrated electric hob, eye level/wall oven and there is room for a good size upright fridge/freezer. The double bedroom has a bay/recess window again with a view and there is a fitted wardrobe but there is also space for additional bedroom furniture. A modern white three-piece shower room with a walk-in shower cubicle and vanity unit then completes the impressive accommodation. There is a house manager (certain hours may apply) and located within the building are excellent facilities including a communal lounge with kitchenette, laundry room and guest suites.

Outside the development is set within very well-maintained communal grounds with Poole Quay, Baiter Park, the shopping centre/amenities and excellent bus services all on the doorstep. There are also communal parking spaces on a first come first served basis.





All rooms have been measured with an electronic laser and are approximate measurements only. To comply with the Consumer Protection from Unfair Trading Regulations 2008, we clarify that none of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Wilson Thomas for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.

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