



WESTBOURNE HEIGHTS, PRINCE OF WALES ROAD, BOURNEMOUTH, DORSET, BH4

£130,000 LEASEHOLD

A well presented two bedroom apartment situated in the heart of Westbourne which benefits from popular shops bars restaurants and good transport links.

First floor | Two bedrooms | Modern kitchen & bathroom | Lounge diner | Resident parking | Close to local amenities

Westbourne | 01202 767633 |

Winkworth



LOCATION

Bournemouth is a seaside resort known for having seven miles of sandy beaches, Victorian architecture and a buzzing nightlife. The town is also home to Bournemouth Pier, an activity centre with an obstacle course, a climbing wall and a zip line and the two mile long Bournemouth Gardens which offer rock gardens, an aviary and plant species from 3 continents.

The town centre has a pedestrianised high street with a mix of department stores, well known fashion brands, high street shops and independent boutiques. Surrounded by restaurants, bars and coffee shops, there are plenty of opportunities to relax and unwind after a busy day.

Westbourne village is nearby and offers a variety of independent shops, restaurants and coffee houses as well as the popular well known high street names such as Marks & Spencer.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 1 hour 30 minutes commute. There are also main line train routes from either Poole or Bournemouth railway stations which connect the Weymouth to London Waterloo South West train service.



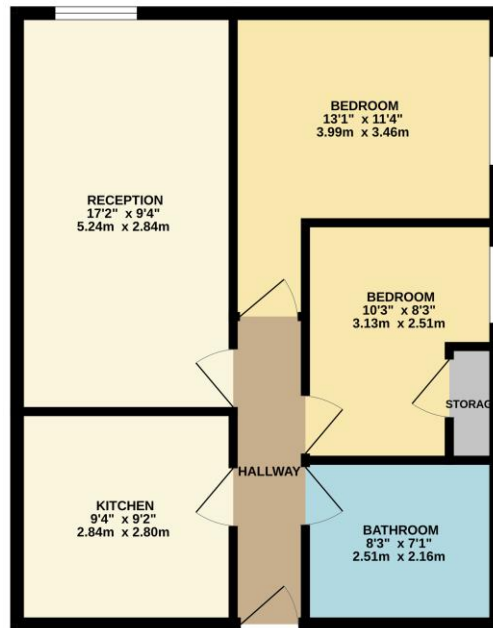
DESCRIPTION

Introducing a fantastic opportunity to invest or step onto the property ladder in Westbourne! This raised ground floor flat boasts two double bedrooms, a modern kitchen and bathroom, and a spacious lounge diner ideal for entertaining.

Located very close to the popular shops, bars, and restaurants in Westbourne, as well as being just a short stroll away from the beach and Bournemouth gardens, this property offers the perfect blend of convenience and leisure. Secure resident parking adds an extra layer of comfort and ease to everyday living.

Presented in clean and tidy condition, this property is ready to be enjoyed. Whether you're looking to establish your first home or diversify your investment portfolio, this property ticks all the boxes.

GROUND FLOOR
546 sq.ft. (50.7 sq.m.) approx.



TOTAL FLOOR AREA: 546 sq.ft. (50.7 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, heights and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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If you are considering purchasing this property as a 'buy to let' investment, please contact a member of our Lettings team on 01202 767313 for a rental valuation

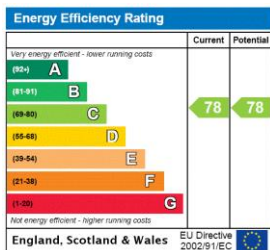
COUNCIL TAX BAND: B

TENURE: Leasehold 71 years remain

LOCAL AUTHORITY: BCP

AT A GLANCE

- First floor
- Two bedrooms
- Modern kitchen & bathroom
- Lounge diner
- Resident parking
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