



FLAT 12 RAVENSHALL, WEST CLIFF ROAD, WEST CLIFF, BOURNEMOUTH, DORSET, BH4

£325,000 SHARE OF FREEHOLD

A very bright three bedroom first floor apartment which is situated in a superb position close to Westbourne & the award winning beaches. Westbourne is also nearby and offers a variety of shops bars and restaurants. The property offers incredibly spacious accommodation within a very popular development.

Purpose built | First floor | Three bedrooms | Two reception rooms | Two bathrooms | Balcony | Garage | Close to Westbourne

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

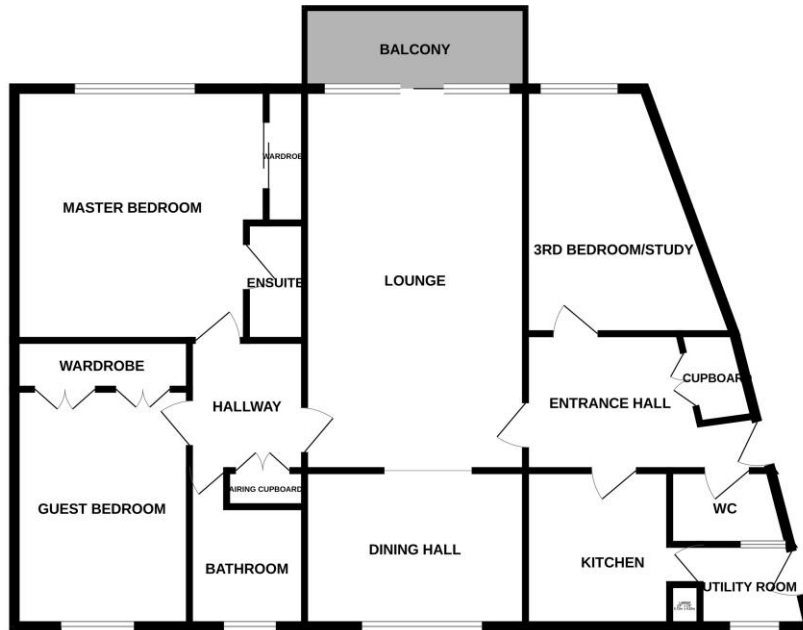
The property is situated on the first floor which is accessed via lift or stairs through well presented communal hallways. A private front door leads into the entrance hall which houses a storage cupboard, a WC and doors to principal rooms.

The bright lounge enjoys a south aspect with access onto the private balcony through sliding patio doors. The dining room is open plan to the lounge and benefits from a large window to rear aspect and ample space for a dining table. The kitchen is fitted with the range of base & eye level work units with space and plumbing for domestic appliances and there is access into utility room.

There are three bedrooms in total; the master and bedroom two being especially good double size rooms both with fitted wardrobes. The master bedroom also has an ensuite shower room. The third bedroom is currently utilised as a study but easily accommodates a bed if preferred. The family bathroom is tiled with suite comprising of a WC, wash and basin and panel bath with shower above.

A garage is allocated to the property.

FIRST FLOOR
1233 sq.ft. (114.6 sq.m.) approx.



TOTAL FLOOR AREA - 1233 sq.ft. (114.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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: D

TENURE: Share of Freehold 939 Years

LOCAL AUTHORITY: BCP

SERVICE CHARGE: £4850pa

AT A GLANCE

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