



FLAT 6, 86
SOUTHBOURNE ROAD,
SOUTHBOURNE,
BH6 5AQ

ASKING PRICE
£230,000

“This modern two double bedroom, two bathroom apartment presents a fantastic opportunity, ideally located just one road away from Southbourne’s vibrant high street and 500m to the cliff tops.”

Winkworth

for every step...

ASKING PRICE £230,000

Two Double Bedrooms
Spacious Lounge
Modern Kitchen
Tiled Bathroom & En-suite
Laminate Flooring Throughout
Allocated Parking
Secure Bike Storage
Excellent Location

EPC: TBC | COUNCIL TAX: A | LEASEHOLD 82 YEARS REMAINING |
SERVICE CHARGE £1400 PA | £200 PA

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Why Southbourne Road?

This apartment offers an exceptional location due to its proximity to various amenities and the beach, making it a sought-after area. The property, recently refurbished, boasts new flooring, including sleek wood laminate throughout.

The well equipped kitchen features contemporary cabinets with a wood laminate work top and accommodates various appliances, including an integrated oven, hob, fridge-freezer, and plumbing for a washing machine.

The bright and spacious lounge provides ample space for both lounge and dining furniture, enhanced by a bay window that floods the room with natural light.



This apartment benefits from two double bedrooms.

The first bedroom is serviced by the family bathroom, which includes a bathtub with an overhead shower, a WC, and a wash-basin. The bathroom is adorned with neutral tiles and features recessed shelving, adding functionality and style to the space.

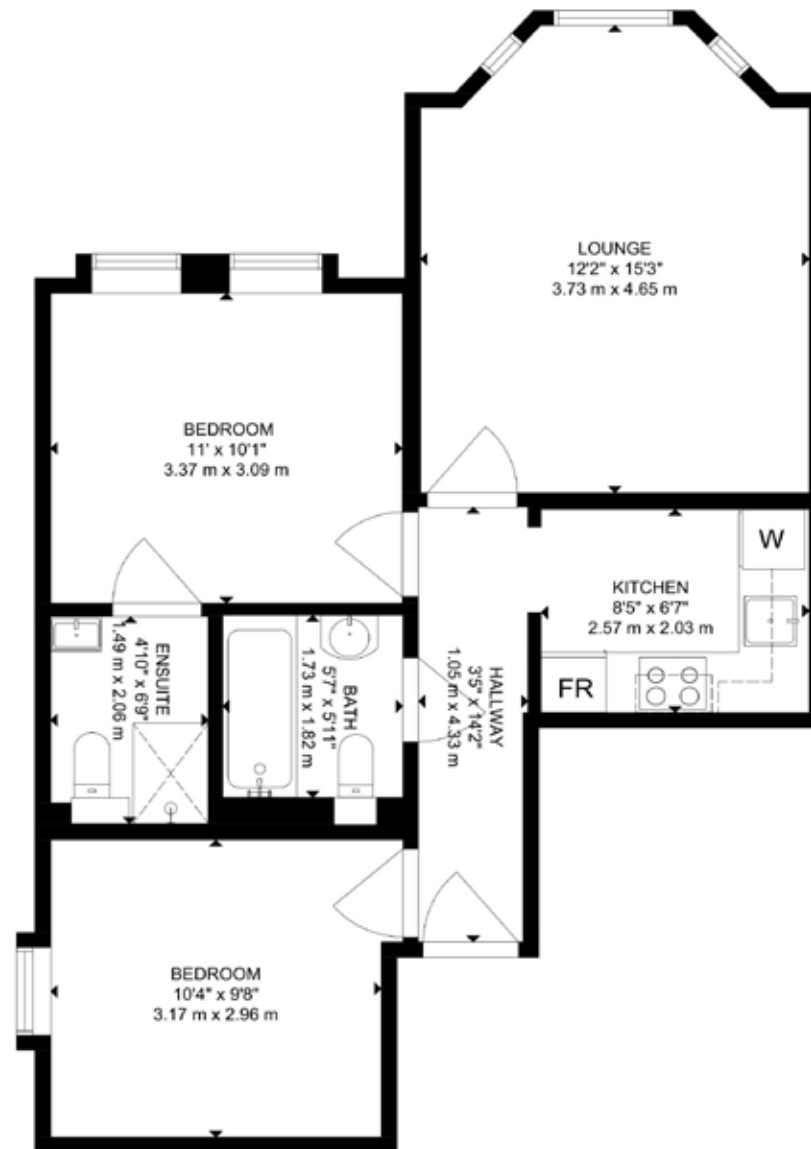
The second bedroom benefits from a private en suite shower room, featuring a glass-enclosed standalone shower, a wash-basin, and a WC.

Furthermore, the property comes with valuable amenities such as allocated parking, a secure bike storage, and access to a communal garden, adding convenience and comfort to the residence.



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- Why Southbourne?
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- Southbourne is part of the beautiful coastline with award winning sandy beaches and a level promenade which stretches from Sandbanks to Hengistbury Head. Southbourne enjoys a vibrant and bustling high street which has been rejuvenated in recent years to include many independent cafés, restaurants, delicatessen and boutique style shops and good transport links. Also located nearby is the famous New Forest national park.





GROSS INTERNAL AREA
 TOTAL: 656 SQ FT, 61 m²
 SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

DISCLAIMER:

Winkworth wishes to inform prospective buyers that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of issue but they do not form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.



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“Family is very important to Ariana as she comes from a large Greek family. She enjoys travelling, entertaining and keeping fit.

Property has been part of Ariana’s life since she was a baby with her father being a developer and her mother running and managing country homes. She started her career in agency in 2012 locally and her partner is also an estate agent in the Canford Cliffs area.

In 2021 Ariana started her SAVA qualification, which once complete, will make her a qualified RICS surveyor and one of the most knowledgeable people on the Southbourne high street to have visit your home.”

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