



**TOWER ROAD, POOLE, DORSET, BH13**

**£399,000 LEASEHOLD**

This brand new stylish two double bedroom ground floor retirement apartment boasts two fully fitted shower rooms, a beautiful kitchen with quality integrated appliances, raised electrical sockets, and TV and telephone points in both the living room and main bedroom. You'll be part of a tight-knit and like-minded community of homeowners with beautifully landscaped gardens to enjoy, a residents lounge and all in a prime location close to Westbourne Village

Brand New | High specification retirement apartment | Two double bedroom | Ground Floor | Contemporary Kitchen | Luxury shower rooms | South facing patio area | Residents lounge | Communal laundry room

Westbourne | 01202 767633 |

**Winkworth**

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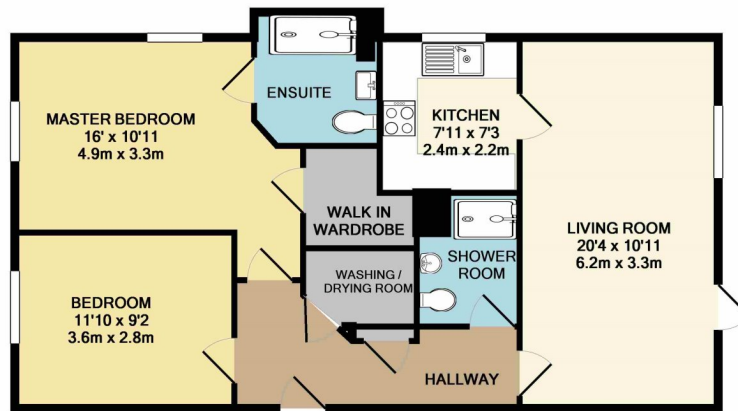


## DESCRIPTION

The entrance hallway gives an immediate feeling of space and light and houses a large walk-in utility cupboard with slatted shelving for storage of linen etc, a 'Bosch' washer dryer and the heating system. There is an additional slim storage cupboard in the hallway which houses the electric trip switches and meters.

The lounge diner is an incredibly bright room with a south facing window overlooking the communal grounds and a door leading out onto the patio area. There is plenty of room in the lounge diner to accommodate a table and chairs as well as a sofa suite as desired. From the lounge, a panel glazed door leads into the kitchen which is finished in a modern and contemporary style with a range of both floor and wall mounted high-gloss cupboard and drawer units including a corner pull-out storage unit, adjoining high quality work surface areas in a contrasting style, an integrated 'Neff' fridge freezer, a built-in black and stainless steel 'Neff' electric double oven, and an inset 'Neff' hob with stainless steel cooker hood above and an integrated slimline dishwasher. The kitchen is another bright room and has a large side aspect opening window looking onto the side of the development.

The master bedroom is a spacious room enjoying a double aspect with one side aspect window and a further rear aspect window enjoying views over the beautifully maintained communal grounds. There is a walk-in wardrobe with a range of hanging and shelving space built-in. There is a beautifully finished en-suite shower room with a large walk-in low-profile shower with a rain shower



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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