



ALUMHURST ROAD, ALUM CHINE, DORSET, BH4

**£199,000 LEASEHOLD**

This well presented and incredibly spacious one bedroom first floor character converted apartment is situated just a short walk from the excellent range of shops, bars and restaurants at Westbourne Village. Also at the end of the road are the award-winning sandy beaches at Alum Chine. The accommodation includes a large lounge diner with feature bay window, a spacious double bedroom, a modern bathroom and allocated off-road parking.

One double bedroom | First Floor | Character Conversion | Off road parking | Modern bathroom | Large lounge diner with feature bay window | Long lease | Spacious double bedroom

Westbourne | 01202 767633 |

**Winkworth**





## LOCATION

Alum Chine is a sought after residential area situated between the beach and Westbourne Village. Alum Chine offers beautiful sandy beaches and a selection of restaurants along the front within walking distance, one of which is situated directly on the promenade at Alum Chine itself.

A peaceful stroll through the exotic woodlands of the chine brings you to Westbourne Village which offers an excellent range of independently owned shops, bars, coffee shops and restaurants.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 2 hours 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.





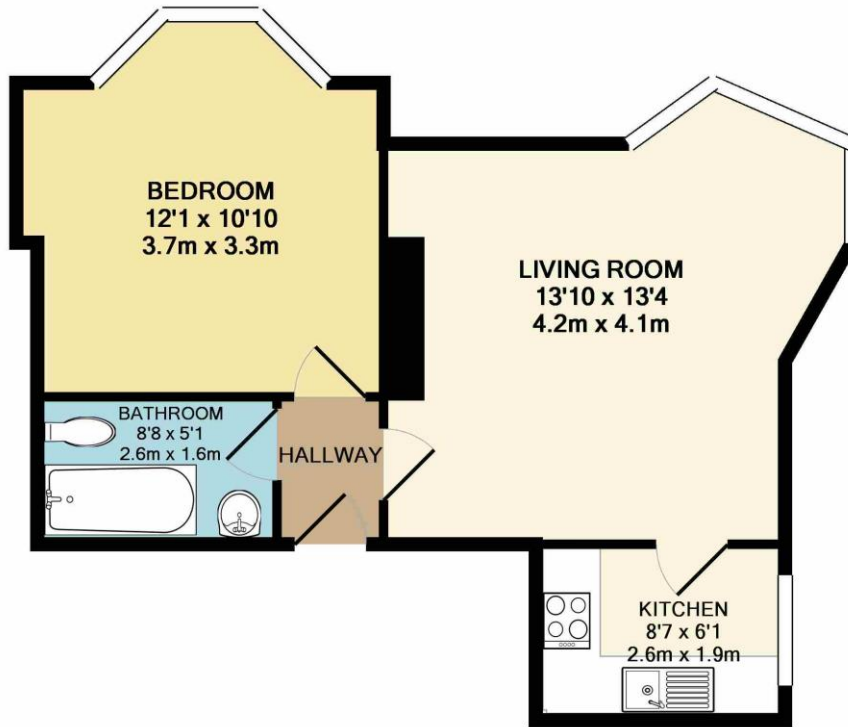
## DESCRIPTION

The property is accessed through the well maintained communal entrance hallways via secure telephone entry system where stairs lead to the first floor landing where the apartment can be found. The lounge is an incredibly bright room with a large circular feature bay window making an ideal dining area. There is also plenty of space in the lounge to accommodate a large sofa suite and chairs as required and there is a feature wall with a built-in fireplace.

The kitchen is fitted with a range of beech wood effect 'Shaker' style cupboard and drawer units with contrasting work surfaces areas above, a built in oven with hob and cooker hood over and space for domestic appliances. The kitchen is another bright room with a southerly aspect window.

The bedroom is a large double room with a front aspect bay window and space for wardrobes and a large double bed. The bathroom is finished in a modern style with fully tiled walls in a stylish brick effect, a panel enclosed bath with shower attachment over and a glazed shower screen, a pedestal wash hand basin and a low-level WC.

Outside there is an allocated parking space conveyed with the apartment and Westbourne Village is just a short walk away



TOTAL APPROX. FLOOR AREA 463 SQ.FT. (43.0 SQ.M.)

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

Made with Metropix ©2017

*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*

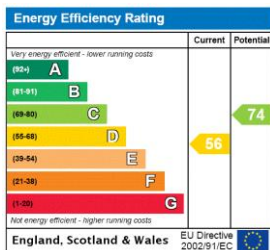
**COUNCIL TAX BAND:** B

**TENURE:** Leasehold

**LOCAL AUTHORITY:** BCP

## AT A GLANCE

- One double bedroom
- First Floor
- Character Conversion
- Off road parking
- Modern bathroom
- Large lounge diner with feature bay window
- Long lease
- Spacious double bedroom



Westbourne | 01202 767633 |

**Winkworth**