



4 bed semi-detached house to buy in BH5

St. James's Square, Bournemouth,
Bournemouth, Dorset, BH5 2BX

£300,000 Starting Bid

 x 4  x 1  x 2

Tenure

Freehold

Off Street parking

Property features

- ✓ Being Sold via Secure Sale Online Bidding T&C's Apply
- ✓ Semi Detached House
- ✓ Four Bedrooms
- ✓ Living Room With A Feature Bay Window & A Feature Fireplace Surround
- ✓ EPC Rating D

Key Information

- ✓ Council Tax: Band C
- ✓ EPC Rating: D
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTP (fibre to the premises)
- ✓ Mobile signal: Good

Arrange a viewing

Felix Keene
Branch Manager
South West Auction

023 8251 4032
southwest@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

This four-bedroom semi-detached house combines period charm with modern comfort. Large bay windows fill the reception rooms with natural light, where you'll find original fireplaces, wood floors, and decorative ceiling cornices. A classic staircase and high ceilings add to the sense of space, while built-in storage provides everyday convenience.

The kitchen is fitted with a range cooker, good work surfaces, and a large window overlooking the garden. The bedrooms offer flexibility, with light-filled doubles featuring wooden floors and built-in wardrobes, alongside smaller rooms suited for guests, children, or a home office. The bathroom includes wood panelling, a built-in bath, and feature lighting. The property is in need of refurbishment throughout but is well located in a popular residential area.

Outside, the private garden offers mature planting, gravel seating areas, and space for entertaining or relaxing. While original period details remain throughout. This property offers a well-balanced mix of style, comfort, and potential, ready to make your own.

Agent Note: We understand the current Owner will be keeping a section of the land at the rear and intends to build a self-contained annexe.

Council Tax Band: C

Tenure: Freehold

Price: Starting Bid £300,000

Property Type: Semi-detached house

Parking: Off Street

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

Floorplan

FIRST FLOOR



GROUND FLOOR



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		76
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC

St. James's Square, Bournemouth, Bournemouth, Dorset, BH5 2BX

Contact your local branch today for more information on this property:

Mercantile House Kingfisher Way Silverlink Business Park, Wallsend , Wallsend, Wallsend, NE28 9NY,
Tel: 023 8251 4032, southwest@pattinson.co.uk, www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

