

2 bed apartment to buy in BH13

The Avenue, Poole, Dorset, BH13 6AG

£200,000 Starting Bid

x 2 x 1 x 1

Tenure

Leasehold

Allocated parking

Property features

- BEING SOLD VIA SECURE SALE ONLINE BIDDING - T&Cs APPLY
- Spacious two double bedroom apartment located in a premier Road in Branksome Park
- Fitted kitchen
- Communal gardens
- EPC Rating B

Key Information

- Council Tax: Band F
- EPC Rating: B
- 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

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- Flexible viewing slots
- Accompanied viewings

Description

Being sold via on-line auction terms and conditions apply.Two double bedroom third floor flat set in a most prestigious area benefitting from Lounge diner, large balcony, fitted kitchen, two double bedrooms, bathroom and ensuite. Beautifully landscaped gardens, parking and garage

For sale via online modern auction. Terms and conditions apply. Starting bids £240,000.

A very light and spacious third floor apartment in a fantastic location on the edge of Westbourne. Viewing is highly recommended.

A spacious two double bedroom third floor flat with delightful views over the beautifully landscaped communal gardens. The property benefits from two double bedrooms with built in wardrobes, lounge diner the dining area can be accessed from the lounge and the hallway, fitted kitchen, bathroom and ensuite to master bedroom. A generous balcony which can be accessed from the lounge and master bedroom there is parking and a garage with electric door. 980 years left on the lease and is offered with no forward chain.

• A spacious lounge diner, perfect for relaxing or entertaining

• A spacious fitted kitchen

• Two double bedrooms

• Family bathroom and ensuite

• Double glazing and gas central heating

• Parking, garage and delightful communal gardens

located in the prestigious Branksome Park area, known for its beautiful tree-lined roads, peaceful surroundings, and easy access to local amenities. Just a short walk away, you'll find Westbourne Village, a vibrant area with an excellent selection of independent shops, cafés, and restaurants, alongside popular grocery stores such as Marks & Spencer and Tesco Express. shopping

Transport connections are convenient, with regular bus routes running along The Avenue and nearby roads, providing quick access to Bournemouth, Poole, and the surrounding areas station is also Nature lovers will appreciate the close proximity to Branksome Chine, which provides a scenic walk down to the award-winning sandy beaches. Additionally, the area offers several parks and green spaces, including the lush Branksome Park Woodlands and the picturesque Compton Acres gardens located in Canford Cliffs. For leisure, there are numerous nearby golf courses, tennis clubs, and health clubs, making this an ideal location for those seeking an active and relaxed coastal lifestyle.

Please look at the floorplan for dimensions.

Approximately 980 years remaining on lease.

Maintenance charge £3600 per annum

Ground rent £0 per annum.

COUNCIL TAX BAND: tbc

Council Tax Band: F

Tenure: Leasehold

Length of Lease: 980

Annual Service Charge Amount: £3,600.00

Price: Starting Bid £200,000

Property Type: Apartment

Parking: Allocated, Garage

Construction materials: Brick and block

Roofing type: Flat

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

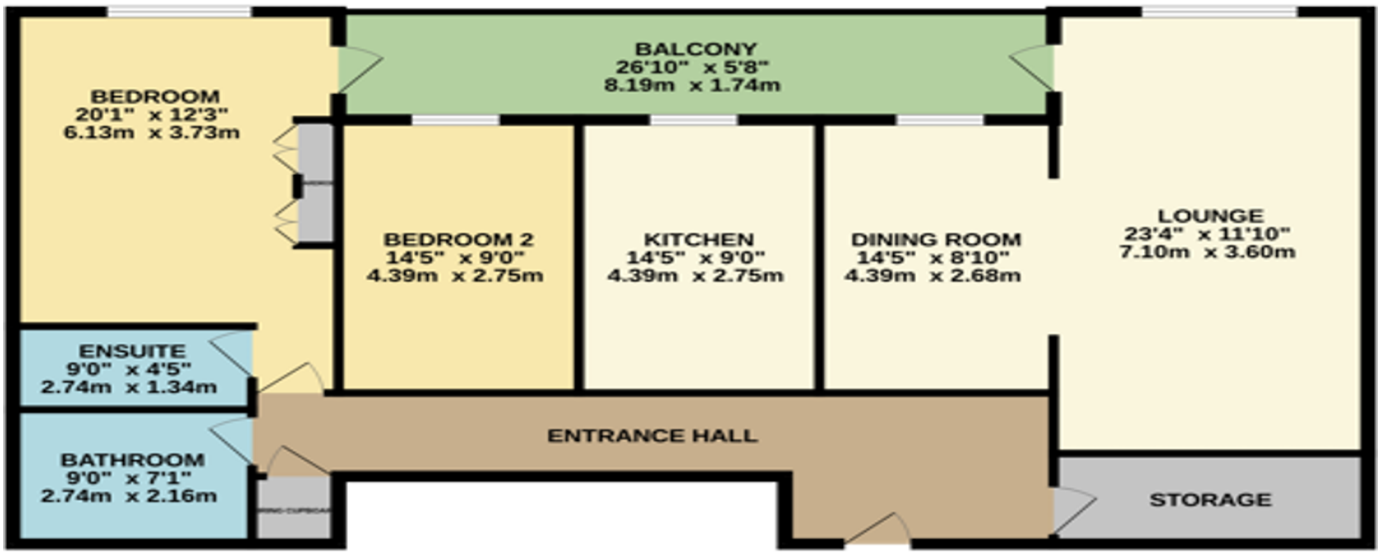
Water meter: No

Air conditioning: No

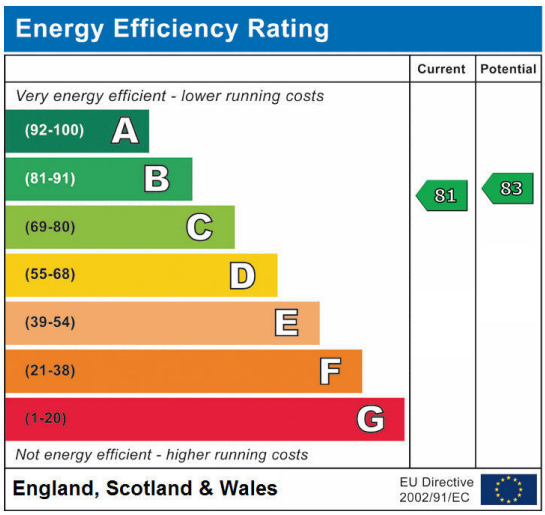
Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good

GROUND FLOOR
1216 sq.ft. (113.0 sq.m.) approx.



TOTAL FLOOR AREA : 1216 sq.ft. (113.0 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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The Avenue, Poole, Dorset, BH13 6AG

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

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