



24 Firbank Road, Bournemouth, Dorset,
BH9 1EL

Guide Price **£280,000**



Bedrooms



Living



Bathroom



Road Parking



EST
1992

THE PROPERTY PROFESSIONALS
Slades Estate Agents

Slades

Three Bedroom Garden Apartment with Freehold!

A BEAUTIFULLY PRESENTED THREE-BEDROOM FREEHOLD APARTMENT
BENEFITTING FROM A GLORIOUS SOUTH FACING, PRIVATE REAR GARDEN!

Situated in a popular residential location, the property boasts fantastic access to both Winton and Charminster High Streets, both of which are home to an array of independent shops, cafes, eateries and drinking establishments. Nearby green open spaces, to include Queens Park Golf Course and the "Throop Loop" river walk, are also plentiful.

A further benefit to the location includes easy access to both the A338 dual carriageway and to Bournemouth Train Station that offers direct routes to Southampton Central (22 miles), Winchester (32 miles) and London Waterloo (93 miles).

The property occupies the whole of the ground floor within a converted building of two apartments. Access to the apartment is gained via a private front door leading into an entrance hallway where doors to all principle rooms can be found.

Internal accomodation comprises of a sizeable living room, three bedrooms, a family bathroom and separate kitchen. Bedrooms one and two are sizeable double rooms, whilst bedroom three makes for a good single bedroom/ office/ nursery.

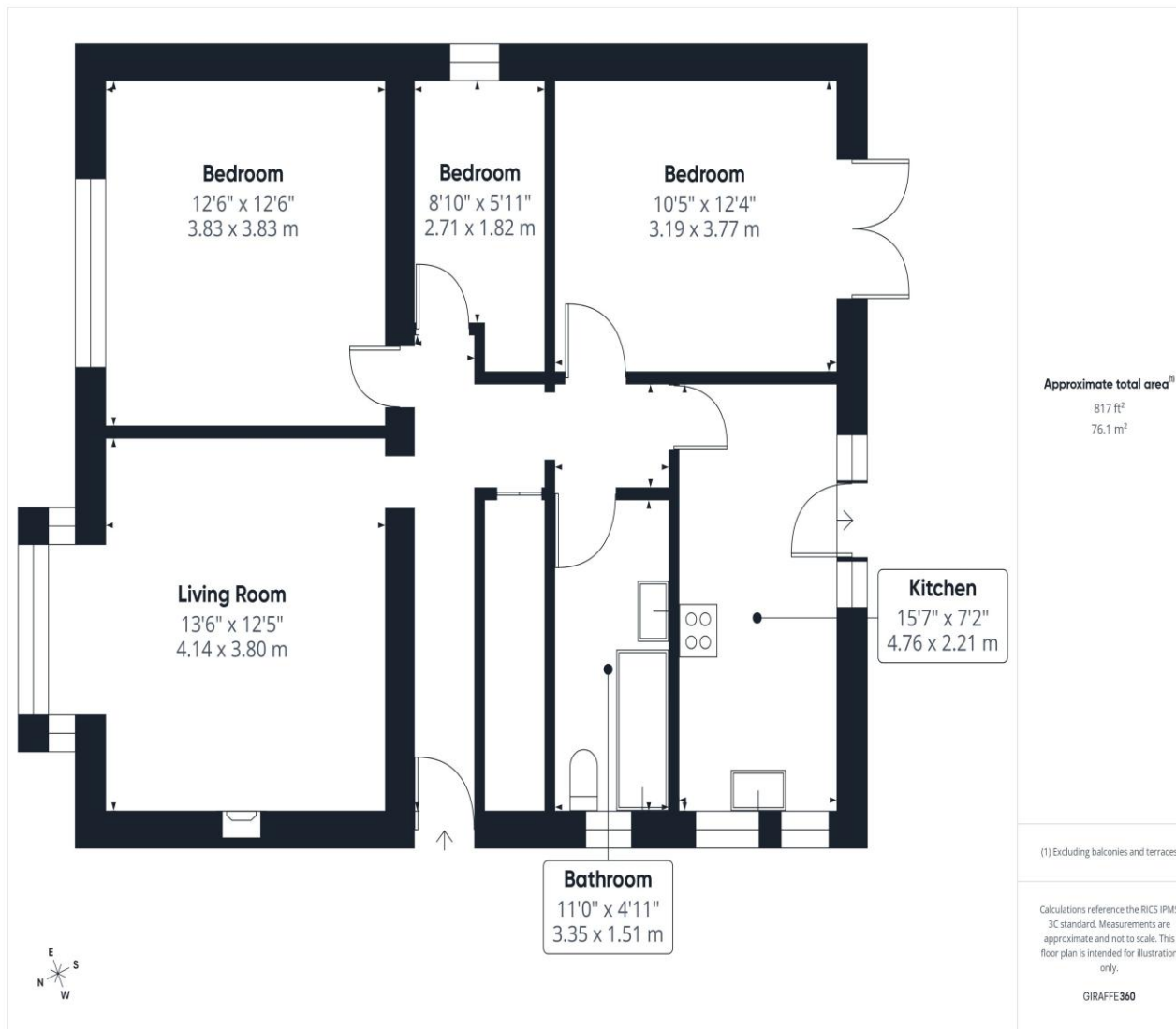
Externally, the apartment boasts a fantastic private rear garden that is predominantly laid to lawn but does benefit from a raised patio area that has appropriate footings for a garden room/ office to be erected atop.

A fantastic opportunity to acquire a great example of a ground floor garden apartment, to arrange your viewing contact Slades Estate Agents on 01202 428555 Today.

THE TENURE: Our seller informs us that the apartment benefits from the freehold to the building. There is no ground rent payable, and maintenance is split between the two apartments on an as and when basis.



KEY POINTS
Three Bedrooms
South Facing Garden
Convenient Location
Freehold
As/When Maintenance



THE PROPERTY PROFESSIONALS

Christchurch | Southbourne | Highcliffe | Bransgore



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	67 D	74 C
39-54	E		
21-38	F		
1-20	G		

Slades - Southbourne 51 Southbourne Grove, Bournemouth, Dorset, BH6 3QT
01202 428555 | sales@sladessouthbourne.co.uk
Website www.sladeshomes.co.uk

Slades