



WESTBOURNE PARK ROAD, ALUM CHINE, WESTBOURNE, BOURNEMOUTH, BH4

£230,000 LEASEHOLD

A bright two-bedroom ground floor apartment situated within a small attractive development in the heart of Alum Chine which boasts an award-winning beach whilst also being close to the excellent range of shops, bars and restaurants in Westbourne. The property offers contemporary accommodation throughout with off road parking.

Ground floor | Two bedrooms | Open plan Kitchen/Living | Allocated parking | Small development | Close to the beach

Westbourne | 01202 767633 |

Winkworth



LOCATION

Bournemouth is a seaside resort known for having seven miles of sandy beaches, Victorian architecture and a buzzing nightlife. The town is also home to Bournemouth Pier, an activity centre with an obstacle course, a climbing wall and a zip line and the two mile long Bournemouth Gardens which offer rock gardens, an aviary and plant species from 3 continents.

The town centre has a pedestrianised high street with a mix of department stores, well known fashion brands, high street shops and independent boutiques. Surrounded by restaurants, bars and coffee shops, there are plenty of opportunities to relax and unwind after a busy day.

Westbourne village is nearby and offers a variety of independent shops, restaurants and coffee houses as well as the popular well known high street names such as Marks & Spencer.

The Bournemouth Wessex Way is very close and gives direct access to the M27 motorway with London just 1 hour 30 minutes 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 apartment is situated on the ground floor which can be accessed through well-presented communal hallways. A private front door leads into the entrance hall where doors lead to principal rooms.

A particular feature of the property is the bright and spacious lounge which has ample room for a dining table and a sunny bay window to front aspect. The kitchen is open plan to the lounge and is fitted with a range of base & eye level work units with space and plumbing for freestanding appliances.

There are two good size bedrooms, with the second bedroom having the added benefit of a large built in wardrobe . The family bathroom is tiled and comprises of a suite to include WC, wash hand basin and a panelled bath with shower above.

There is an allocated parking space is conveyed with the apartment.

GROUND FLOOR
505 sq.ft. (46.9 sq.m.) approx.



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

TOTAL FLOOR AREA: 505 sq.ft. (46.9 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.
Made with Metroplan ©2025

COUNCIL TAX BAND: C

TENURE: Leasehold

LOCAL AUTHORITY: BCP Council

SERVICE CHARGE: £2148 per annum

AT A GLANCE

- Ground floor
- Two bedrooms
- Open plan Kitchen/Living
- Allocated parking
- Small development
- Close to the beach

AWAITING EPC