



PINEVILLE, WEST CLIFF GARDENS, BOURNEMOUTH, DORSET, BH2

£275,000 SHARE OF FREEHOLD

A bright spacious and well-presented two double bedroom raised ground floor apartment. Situated just moments from the cliff top and award-winning beach on the West Cliff of Bournemouth whilst also being close to good transport links and local amenities.

Raised ground floor | Incredibly bright and spacious | Two double bedrooms | Large lounge diner | Kitchen breakfast room | Two modern bathrooms | Sea views | Moments from the beach

Westbourne | 01202 767633 |

Winkworth



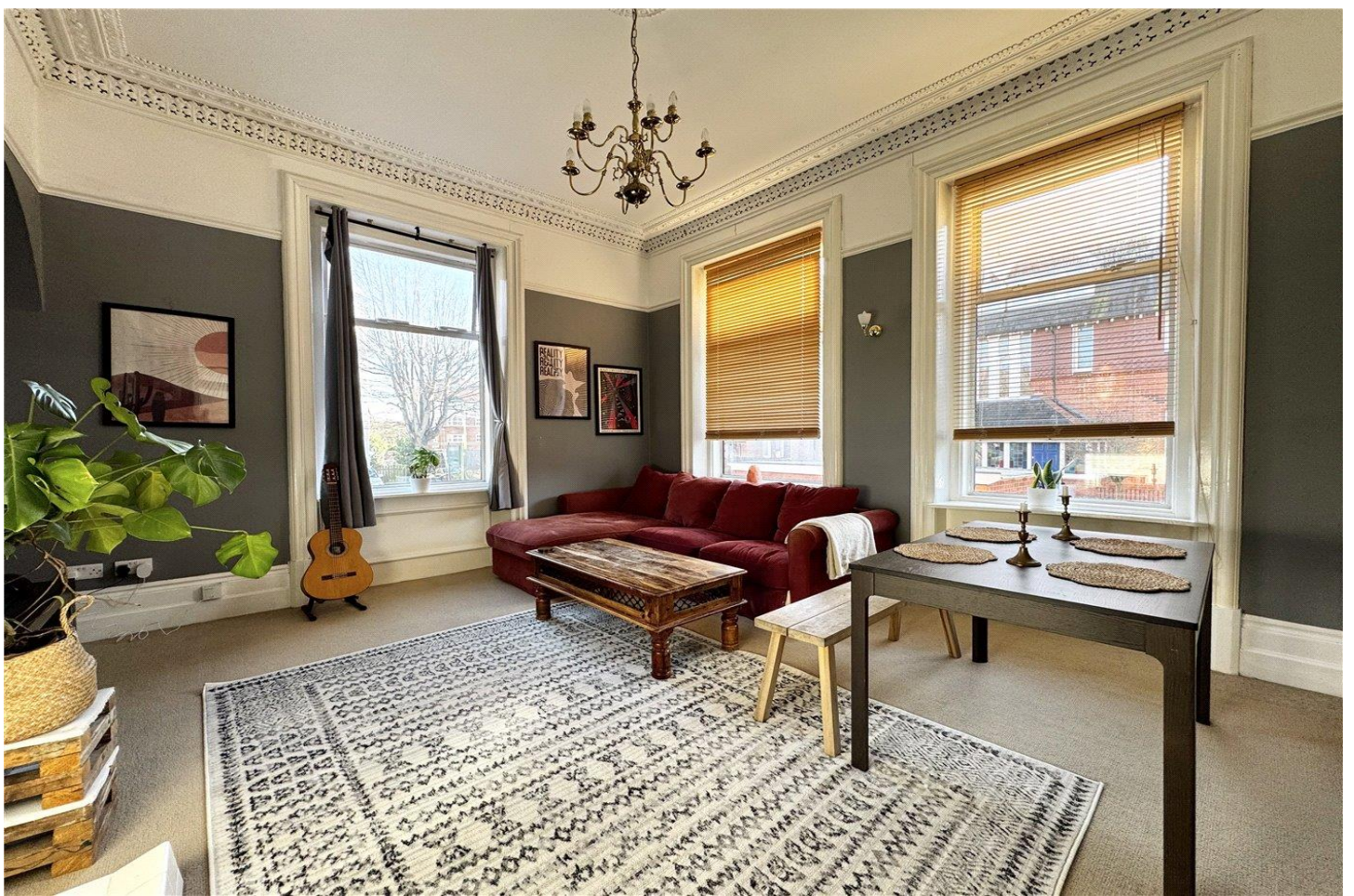
LOCATION

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

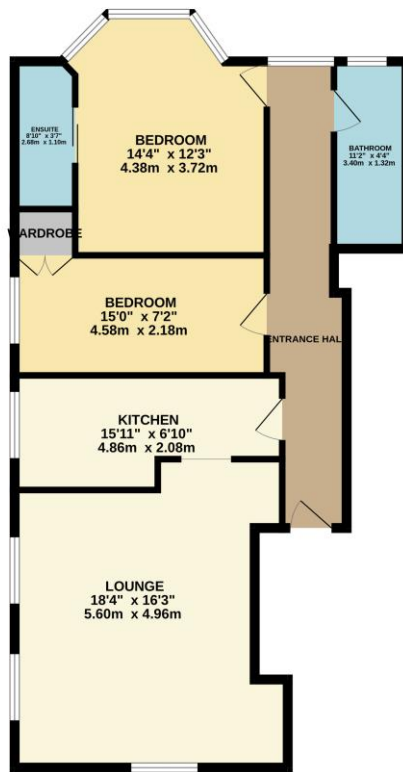
Introducing this charming raised ground floor property in the sought-after location of West Cliff. This character conversion boasts two spacious double bedrooms, a large lounge perfect for entertaining, a modern kitchen breakfast room, and two elegantly designed bathrooms.

Enjoy sea views from the comfort of your own home, and with the property being in good order, it's ready for you to move in and make your mark.

Located close to popular shops, bars, and restaurants in Westbourne, as well as the award-winning beach, the vibrant community of West Cliff offers both convenience and leisure. Good transport links make commuting a breeze for those working in the city.

Whether you're a first-time buyer looking to step onto the property ladder, an investor seeking a prime rental opportunity, or a second home owner looking for a coastal retreat, this property is sure to meet your needs.

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the description contained herein, 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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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

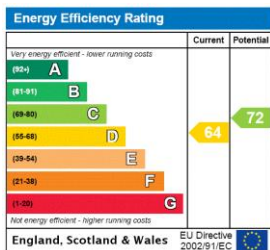
TENURE: Share of Freehold

LOCAL AUTHORITY: BCP

SERVICE CHARGE: £2400pa

AT A GLANCE

- Raised ground floor
- Incredibly bright and spacious
- Two double bedrooms
- Large lounge diner
- Kitchen breakfast room
- Two modern bathrooms
- Sea views
- Moments from the beach



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