



**Flat 6, The Ferns, 15 Dudsbury Crescent**  
Ferndown BH22 8JD  
**OFFERS IN EXCESS OF £300,000**

**Winkworth**





**OFFERS IN EXCESS OF £300,000  
FREEHOLD**

**A superbly positioned and well proportioned three double bedroom, two bathroom first floor apartment situated in a small development of just 9 apartments in a premier residential location, within walking distance of local amenities.**

**The property is immaculate throughout and benefits from allocated secure underground parking, a communal terrace and stunning gardens, as well as a share of the freehold.**

**Three Double Bedrooms  
Small Development In Sought After Location  
Immaculate First Floor Apartment  
En-suite Bedroom With Built In Wardrobes  
Allocated Secure Underground Parking  
External Storage  
Lift Access  
Share Of Freehold  
Communal Terrace & Landscaped Gardens  
17ft Dual Aspect Lounge/Dining Room**

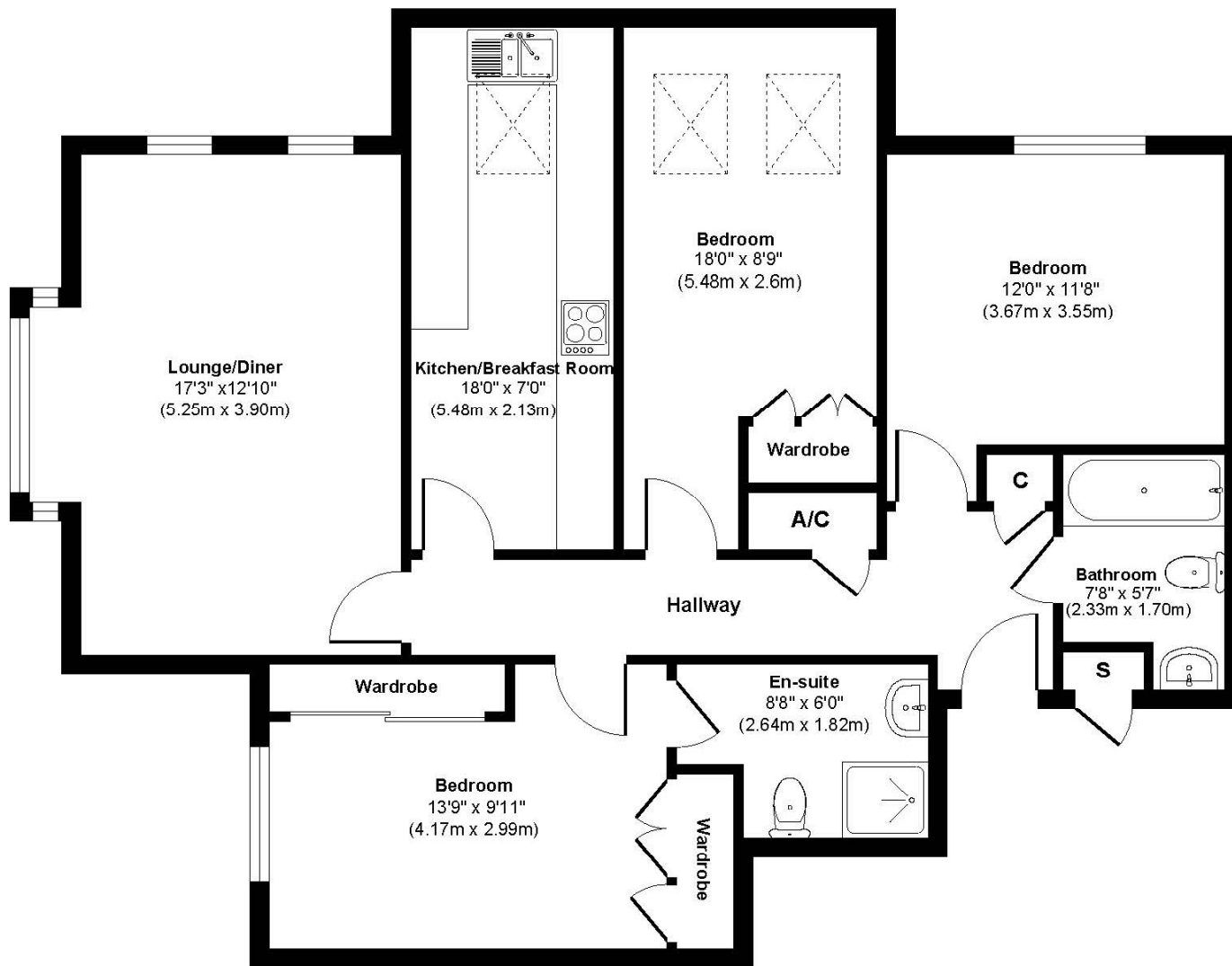
**EPC B | Council Tax Band E**

**01202 434365  
ferndown@winkworth.co.uk**





# The Ferns



Approximate Floor Area  
981 sq. ft  
(91.16 sq. m)

**Approx. Gross Internal Floor Area 981 sq. ft / 91.16 sq. m**

Illustration for identification purposes only, measurements approximate and not to scale.





## LOCATION

The Ferns is positioned on Dudsbury Crescent, a very desirable residential location just a short walk from Ferndown town centre, which has a range of shops, cafes and amenities including an M&S Foodhall. There are bus routes within a short walk giving you easy access to Bournemouth, Poole and Wimborne, all of which have an excellent range of shops, bars, restaurants and leisure facilities. Award winning beaches are just twenty minutes away and the A31 provides quick access to the New Forest, Southampton, London and beyond for the commuter by car.

Winkworth Ferndown

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**Winkworth**