



Flat 2, 55 Wellington Road, Bournemouth, Dorset, BH8 8JL

£199,950

An opportunity to acquire a modern two bedroom ground floor flat in the sought after BH8 area of Charminster. The property consists of a good size lounge, two double bedrooms, one en suite, and a modern fitted bathroom. Ideal Buy to Let or first time purchase.



This flat is modern throughout. There is an entry phone system to gain access to the property. Once inside you will see a good-sized lounge/dining area and an open plan kitchen. The kitchen has integrated appliances, which our vendor advises us will form part of the sale, and has matching wall and base units. Patio doors lead out onto a lovely terrace. The property has two good sized double bedrooms; the master bedroom comes with its own en-suite shower room. Completing the property is a modern family bathroom.

The property also benefits from an allocated parking space and a communal bike store.

The following details have been provided by our vendor:

- Length of Lease 118 years
- Ground Rent £275 per annum
- Maintenance £740 per annum
- Buildings Insurance £110 per annum

