



Asking Price

£275,000

Share of Freehold

BRIDLE WAY, WIMBORNE - BH21 2UT



- ◆ **PURPOSE BUILT APARTMENT**
- ◆ **TWO DOUBLE BEDROOMS**
- ◆ **GENEROUS ACCOMMODATION THROUGHOUT**
- ◆ **SECURE LOCK UP GARAGE**

A well presented purpose built, first floor, two bedroom apartment boasting generous accommodation and offering a secure lockup garage as well as some outside space, gas fired heating and double glazing throughout.

Property Description

This small purpose built block is comprised of only four apartments with two on the ground floor and two on the first floor. This particular property is on the first floor and the accommodation is generous in dimension throughout and comprises of two double bedrooms, large open plan living room, modern fitted kitchen and fully fitted family bathroom with separate shower enclosure. The home also offers gas fired heating as well as double glazing throughout, and benefits from having its own private ground floor entrance.

Gardens and Grounds

There is an area of garden allocated to the property adjoining the front elevation, and there is a purpose built garage with an up and over style door in a block adjacent to the building. The rear aspect of the apartment overlooks fields and has appealing communal grounds to the front of the property.

Extra Information:

Share of Freehold

Service Charge Details: £58.80 per month

Type of letting permitted: Min term of 6 months

Lease: 999 years from 25 March 2006

Location

Wimborne is a vibrant and thriving market town in East Dorset with a comprehensive mix of shopping facilities, restaurants, and attractions to appeal to everyone. Easily accessed by car from all directions via the A31, A35 and B3081 Wimborne has great public transport links to Bournemouth, Poole and surrounding areas including a comprehensive network of bus routes. Wimborne is immersed in a varied history, preserved and on-show in the c.705 AD Minster Church of Cuthburga with its chained library which is one of only four world-wide. The beautiful twin towers of the Minster provide an elegant backdrop to the town's historic architecture and alongside The Priest's House Museum & Gardens, Wimborne Model Town and the 1930's Art Deco Tivoli theatre, combine to make Wimborne a popular tourist attraction. Wimborne is well served by an excellent range of services for residents including doctors, a local hospital, a pyramid of sought-after schools and strong health and social care. Leisure facilities are well catered for and the town is within easy access to the county's areas of outstanding natural beauty offering miles of bridleways, footpaths and coastal routes to explore.

Size: 854 sq ft (79.4 sq m)

Heating: Gas fired (boiler installed 2021 - serviced annually)

Glazing: Double glazed

Parking: Garage in block

Garden: Front garden. West facing

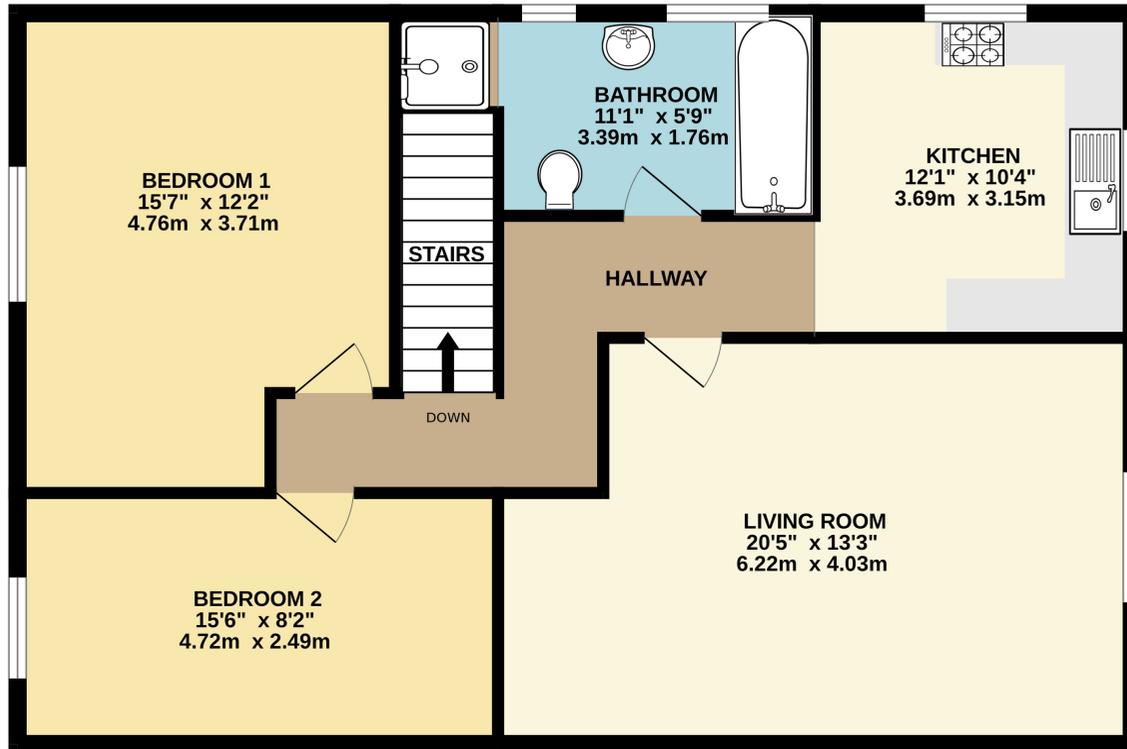
Main Services: Electric, gas, water, drains, telephone

Local Authority: Dorset Council

Council Tax Band: C

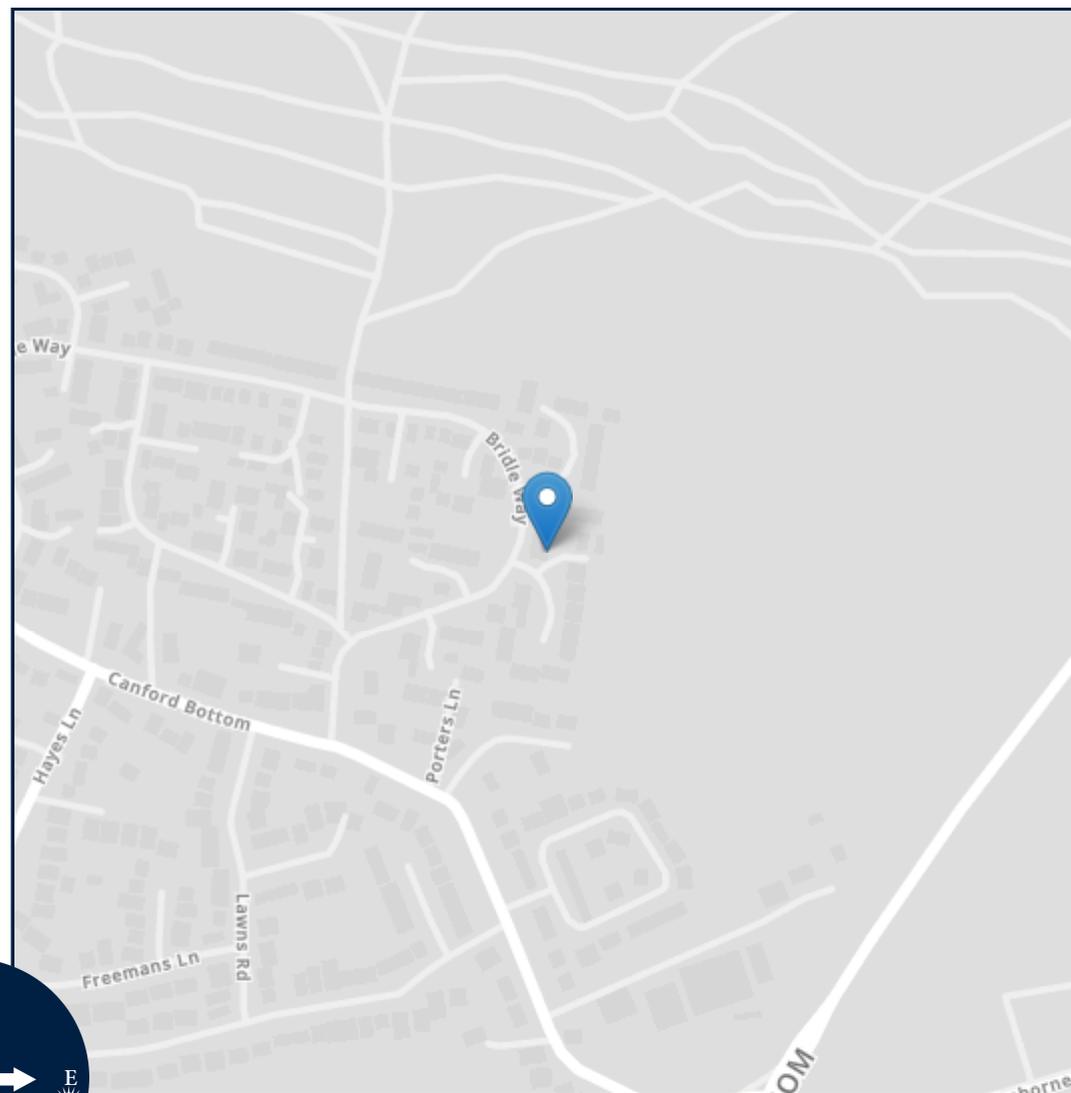
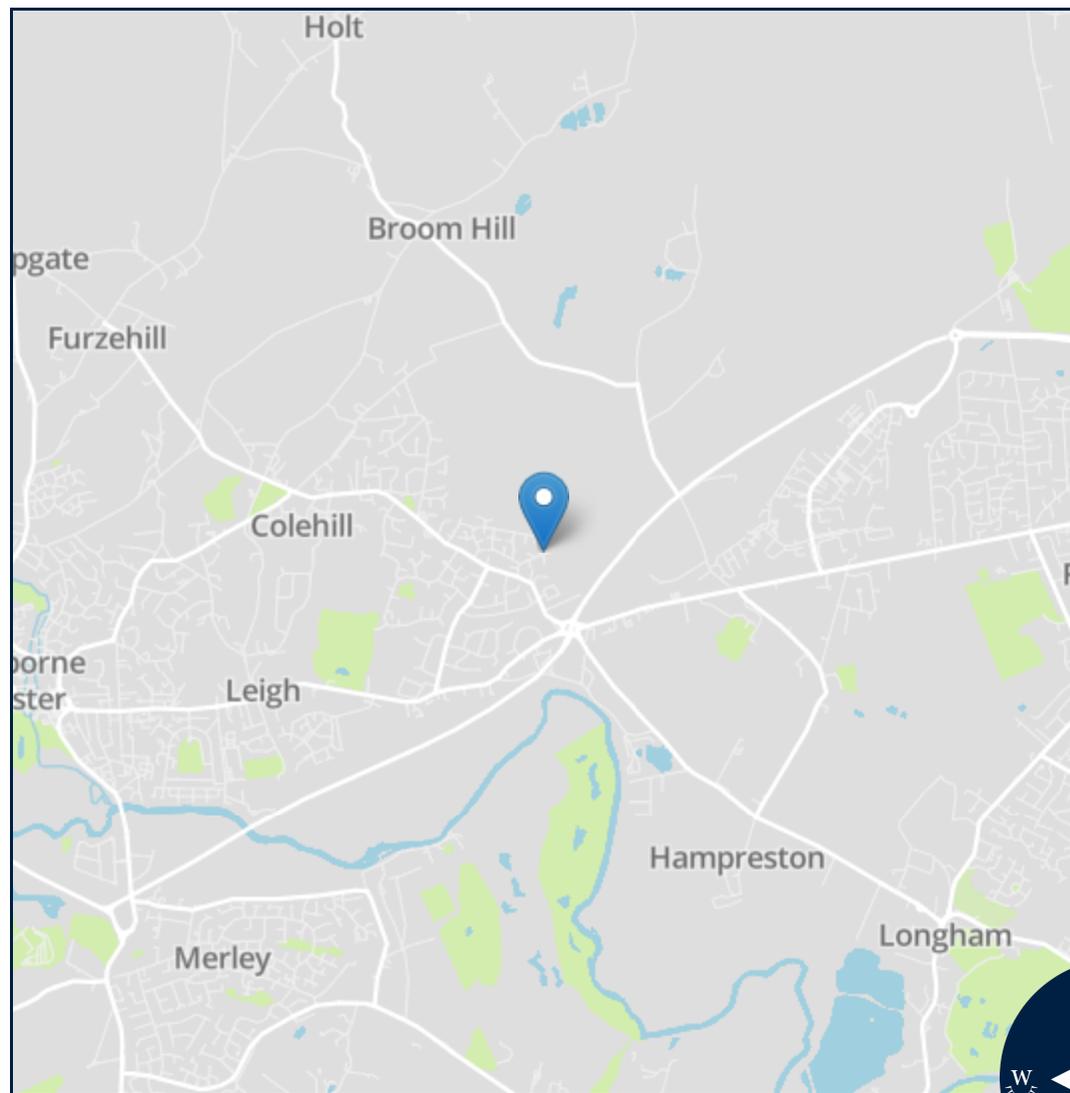


FIRST FLOOR
854 sq.ft. (79.4 sq.m.) approx.



TOTAL FLOOR AREA : 854 sq.ft. (79.4 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	76	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	



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