

10 Solar Court, 45 Western Road, Branksome Park, Poole, Dorset BH13 6ER

£350,000 Share of Freehold

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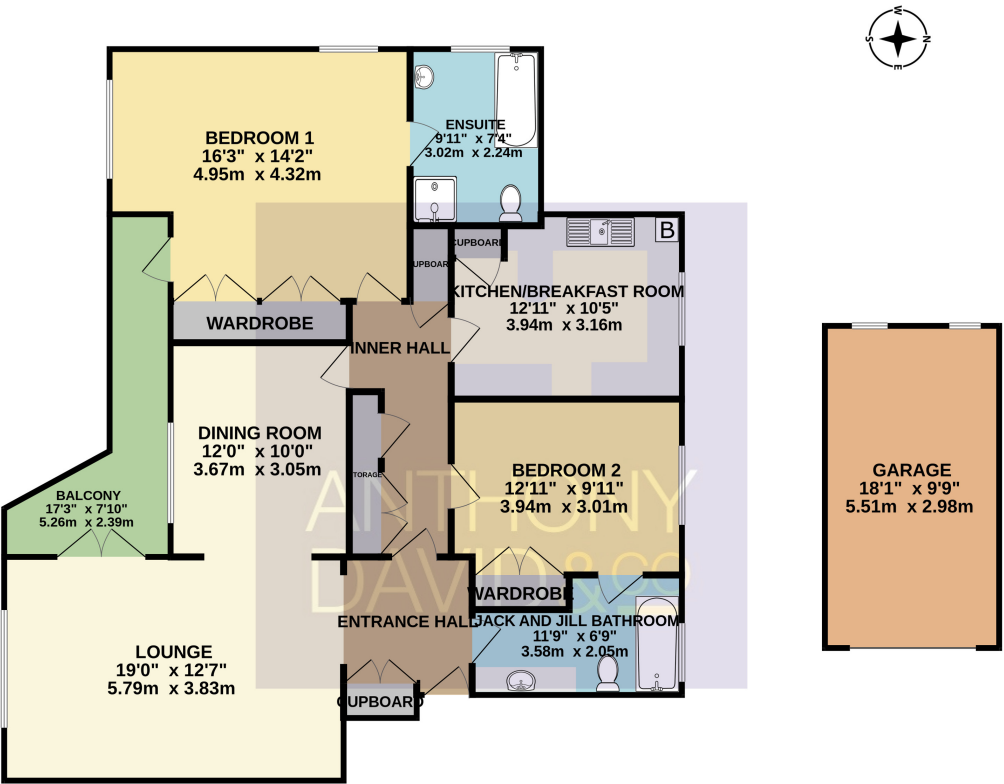
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**** NO FORWARD CHAIN **** A fantastic two double bedroom fourth floor purpose built apartment ideally situated within the highly sought after Branksome Park a short distance away from Canford Cliffs Village with its local shops, amenities and blue flag sandy bathing beaches. This sizable property is in need of total refurbishment and viewing is imperative to not only appreciate its desirable location but also the 1100 sq ft of accommodation, comprising: lounge, SOUTHERLY ASPECT BALCONY with views over the grounds, dining room, kitchen/breakfast room, en-suite bathroom and a Jack and Jill bathroom. Externally the property is set within beautifully maintained grounds with seating areas for sitting out in the summer months. There is a SWIMMING POOL open May-September. The property has the added benefit of garage in block and residents parking. Further features of this 'perfect project' include: SHARE OF THE FREEHOLD, ample storage, lift in block, gas central heating and UPVC double glazing.

**ANTHONY
DAVID & CO**

FOURTH FLOOR
1342 sq.ft. (124.7 sq.m.) approx.



TOTAL FLOOR AREA: 1342 sq.ft. (124.7 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.
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