

Baronsmede
17 Branksome Wood Road, Bournemouth BH2 6DE
£275,000 Share of Freehold

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Property Summary

A well-presented upper ground floor apartment situated in a prime, sought-after location, offering spacious accommodation, two generous bedrooms, a garage in a block, and the benefit of no forward chain.



Key Features

- Well-presented upper ground floor apartment
- Bright living/dining room with dual aspect and balcony
- Two spacious double bedrooms
- Kitchen with space for dining
- Family bathroom and separate WC
- Well-maintained communal gardens
- Garage in block and ample visitor parking
- Sought-after location near Bournemouth Lower Gardens and the beach
- No forward chain
- Ideal for homeownership or investment



About the Property

A sweeping driveway leads to the rear of the development, where an intercom entry system provides secure access to the building.

Upon entering the apartment, you are welcomed by a spacious entrance hall with ample built-in storage and access to the principal rooms.

The kitchen is thoughtfully arranged with a range of wall and base units, integrated appliances, and ample space for dining. The bright and airy living/dining room enjoys a dual aspect with a pleasant outlook over the beautifully maintained communal gardens and direct access to the private balcony.

There are two well-proportioned double bedrooms, a family bathroom, and a separate WC.

Externally, the development provides well-kept communal gardens, ample visitor parking on a first-come, first-served basis, and the convenience of a garage within a nearby block.

This superb apartment presents an excellent opportunity for both homeowners and investors.

Early viewings are highly recommended.

Tenure: Share of Freehold

Lease Length: 999 years from 2005

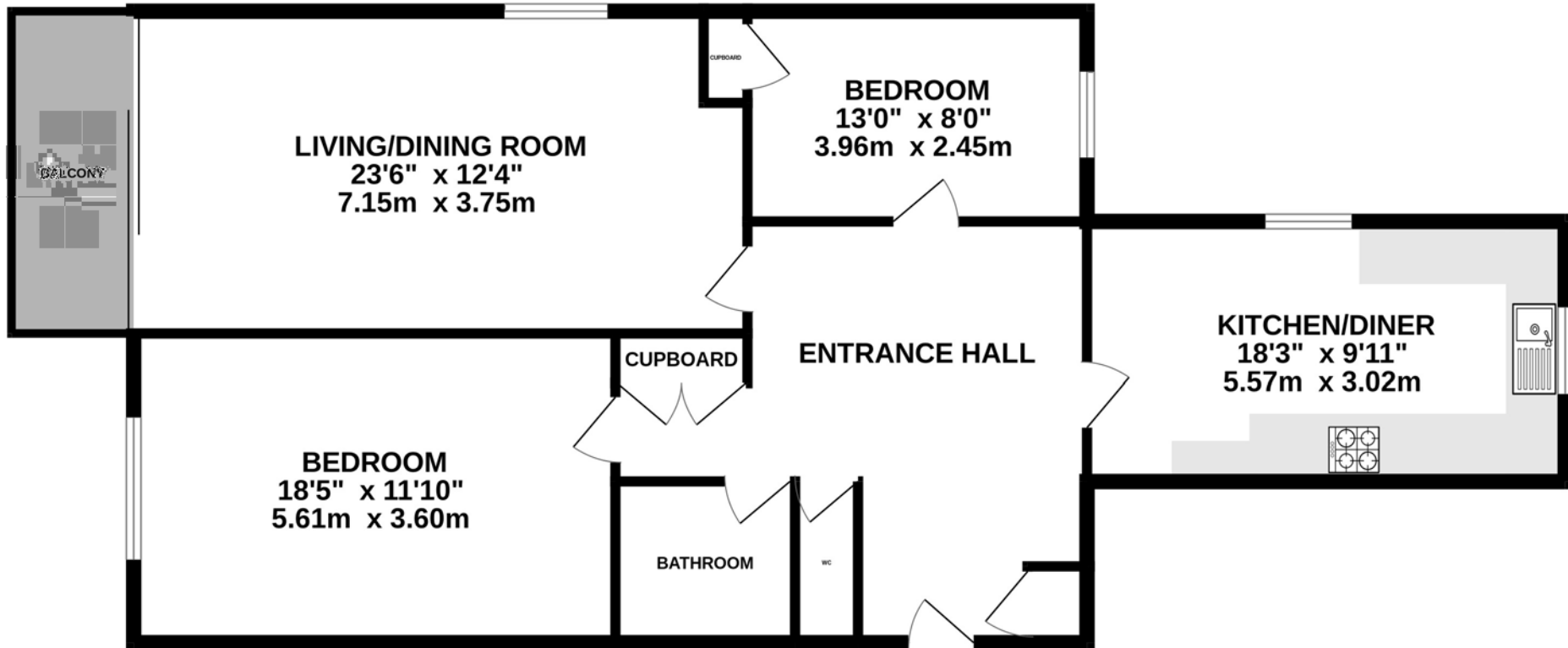
Service/Maintenance Charge: £911.50 per quarter

Management Company: Owens & Porter Ltd

Council Tax Band: D



UPPER GROUND FLOOR
1060 sq.ft. (98.5 sq.m.) approx.



TOTAL FLOOR AREA : 1060 sq.ft. (98.5 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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About the Location

The apartment is ideally located within walking distance of the scenic Lower Bournemouth Gardens, which lead directly to the award-winning beaches. Bournemouth town centre, Coy Pond, and the vibrant Westbourne village — known for its array of shops, cafes, restaurants, and bars — are also within easy reach. Excellent transport links include regular bus services and a nearby train station with direct connections from Weymouth to London Waterloo.

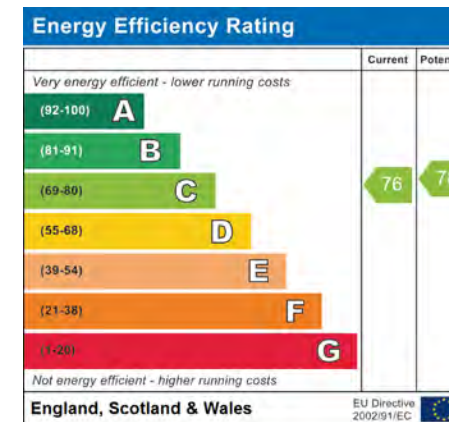
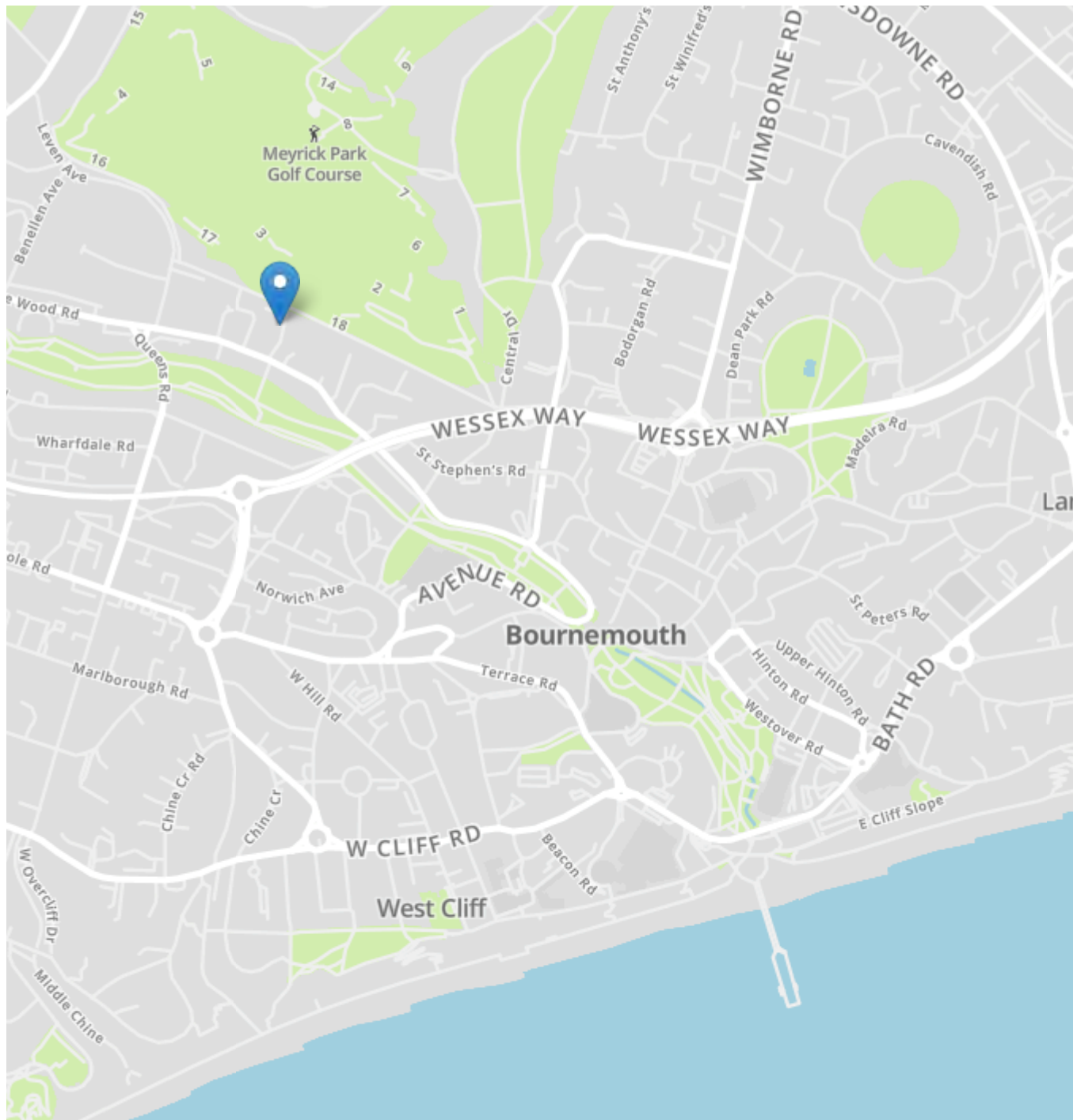


About Mays

We understand that property is a people business, and pride ourselves on having a diverse and multi-talented team of property professionals.

We have been successfully selling clients homes for more than 30 years, and our wealth of local knowledge combined with our experience in both the London market and overseas property, means our team can handle anything that comes their way.

Our reputation is a result of the unsurpassed level of service we offer and importantly the results we achieve for our clients. Our ethos is to 'Bring People and Property Together', after all it's what we've been doing so well for so long.



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1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Mays have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

New Developments (where applicable)

Plans and specification are subject to change during the course of construction. All measurements are approximate. The developers reserve the right to alter and amend the information given in these particulars as necessary. Nothing contained herein shall be, or shall be deemed to be, part of any contract. The approximate dimensions quoted indicate the maximum room sizes and are scaled from plans before construction has commenced. They are not intended to be used for carpet sizes, appliance spaces or items of furniture.

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