

PHILIPPA SOLE

SALES, LETTING & SEARCH AGENT
TRANSPARENT. BESPOKE. EFFECTIVE



FLAT 7, 150 STRATA, CANFORD CLIFFS ROAD, POOLE, DORSET,
BH13 7ER



£ 1,800 P C M

Available for long term let from
17th June

Stunning 3 bedroom Apartment

Immaculate condition throughout

Luxury En-suite to master

Open Plan Kitchen/Living space

Under floor heating throughout

Secure parking space

Level Walking distance to
Canford Cliffs

ABOUT THIS PROPERTY

Available from the 17 June, Philippa Sole is delighted to off this Stunning three bedroom first floor apartment situated in this modern development, located within level walking distance of Canford Cliffs.


This beautifully presented first floor apartment boasts a stunning open planing kitchen/living space with integral appliances and granite work tops. The property has three bedrooms all of which have access to the south-facing balcony. The master bedroom enjoys an array of fitted wardrobes and a luxuriously appointed en-suite. The second bedroom also has fitted wardrobes and shares with bedroom three a contemporary family bathroom. The property has the benefit of underfloor heating throughout, as well as a lift providing access to underground parking where there is an allocated parking space and lock up cupboard, ideal for storing bikes, suitcases and beach items.

LOCATION

Located with level walking distance of Canford Cliffs, with its array of bakeries, and restaurants, Strata's location is also within easy reach of local beaches and well as being with a short distance to local train stations offering a direct line to London Waterloo in under 2 hours. Within easy driving distance are Waitrose and Marks and Spencer's Food hall, as well as Tesco's and Sainsbury's.

First Floor Plans



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 to 100) A		
(81 to 91) B	87	87
(69 to 80) C		
(55 to 68) D		
(39 to 54) E		
(21 to 38) F		
(1 to 20) G		
Not energy efficient - higher running costs		
England, Wales & N.Ireland	EU Directive 2002/91/EC 	

M:07709 111 797 | O:01202 747999

1 STRATA HOUSE, 12-14 CASTLE STREET, POOLE, DORSET, BH15 1BQ

PIPPA@PHILIPPASOLE.CO.UK | PHILIPPASOLE.CO.UK

