



Flat 2, 64 Merton Court, Longfleet Road, Poole, Dorset BH15 2JE

£1,200 pcm

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A simply stunning two double bedroom lower ground floor apartment with patio and direct access to the communal gardens. This spacious and completely refurbished apartment offers over 800 sq ft of accommodation and is situated close to Poole Town centre. Additional features include garage with parking in front, new white goods and curtains included, shower room and additional W.C. Minimum required earnings £36,000 p/a. UNFURNISHED.

ANTHONY
DAVID & CO

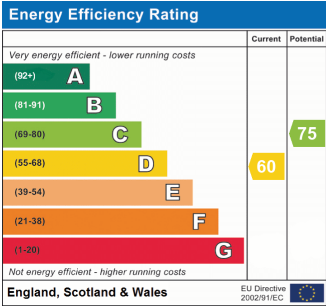
LOWER GROUND FLOOR
816 sq.ft. (75.8 sq.m.) approx.



TOTAL FLOOR AREA : 816 sq.ft. (75.8 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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- Lounge/Diner 5.83m x 3.30m (19' 2" x 10' 10")
- Kitchen 3.32m x 2.23m (10' 11" x 7' 4")
- Master Bedroom 4.80m x 3.04m (15' 9" x 10' 0")
- Bedroom Two 3.75m x 2.80m (12' 4" x 9' 2")
- Bathroom 2.81m x 1.60m (9' 3" x 5' 3")
- WC 1.65m x 0.87m (5' 5" x 2' 10")
- Patio South easterly aspect with direct access to communal garden
- Garage In block with parking in front
- Council Tax Band B



Property Misdescriptions Act 1991
Property details contained herein do not form part or all of an offer or contract. Any measurements are included for guidance only and as such must not be used for the purchase of carpets or fitted furniture. We have not tested any apparatus, equipment, fixtures, fittings or services neither have we confirmed or verified the legal title of the property. All prospective purchasers must satisfy themselves as to the correctness and accuracy of such details provided by us. We accept no liability for any existing or future defects relating to any property.