

Estate Agents



Auctioneers



**Andbourne Court, Admiralty Road, Southbourne,
Bournemouth. BH6 4BL
£110,000 Leasehold**

SEA VIEWS | One Bedroom Second Floor Retirement Flat
Communal Entrance | Stairs & Lifts to all Floors | Entrance Hallway | Reception Room
Kitchen | Double Bedroom | Shower Room | Communal Residents Lounge
Communal Laundry Room | Guest Suite | House Manager | No Chain

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A one bedroom second floor retirement apartment situated in this popular block in the heart of Hengistbury head and offering pleasant sea views from both the lounge and bedroom. The property benefits from double glazing, electric heating, 16' reception room, 13' double bedroom, kitchen and shower room but does now require modernisation throughout. No chain.

This popular and friendly development of apartments and bungalows benefits from a house manager, 24 hour careline system, residents lounge with regular activities, laundry room and guest suite (subject to booking).

The block is surrounded by well tended communal grounds with a central patio area, seating areas and easy access to the clifftops and seafront. Visitors parking on a first come first served basis.

Tenure: Leasehold 99 year lease from 29th September 1986 (62 years remaining)

Service Charge: £1,537 per 6 months
Council Tax Band: B

Ground Rent: £160 per annum
EPC Rating: 67 | D

