

Estate Agents



Auctioneers



**Halebrose Court, Seafield Road, Southbourne,  
Bournemouth. BH6 3DU  
£80,000 Leasehold**

One Bedroom Retirement Apartment | Hallway | Living Room | Kitchen with Window  
Shower Room | Residents Lounge | Guest Room | Laundry | Warden Assisted | No Chain

# Halebrose Court, Seafield Road, Southbourne, Bournemouth. BH6 3DU

## £80,000 Leasehold

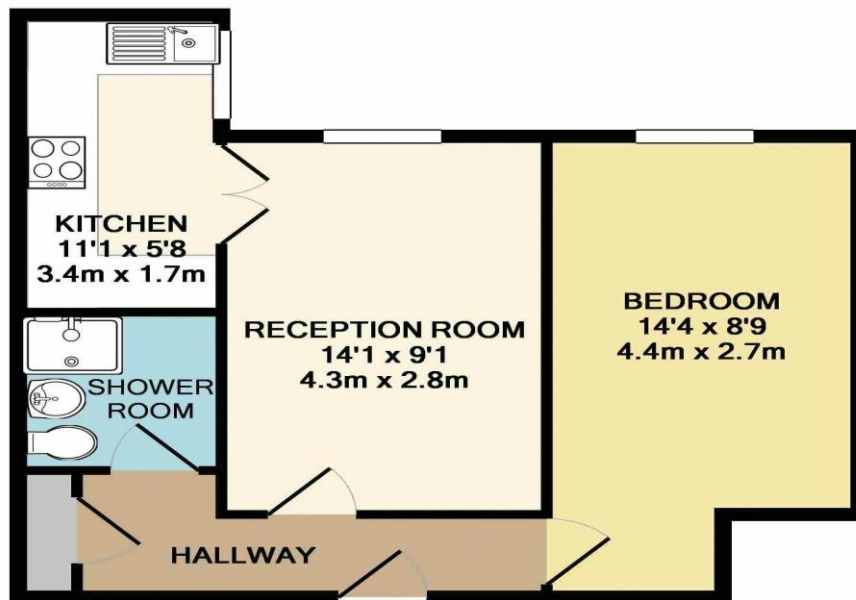
A well presented one bedroom retirement apartment in the popular Halebrose Court development for the over 60's, located just 200 yards from the clifftop at Southbourne Crossroads, as well as local shops and bus routes into Christchurch and Bournemouth. Communal Lift and Stairs give access to the second floor.

Enter the flat to a hallway with doors leading into the living room, bedroom, shower room and useful storage cupboard. The living room is a good size for lounge and dining furniture and has double doors leading into the kitchen. The kitchen has units at both base and eye level, a built-in electric hob, electric oven inset to larder unit, stainless steel sink with drainer and space for a fridge and freezer. The bedroom has built in wardrobes offering plenty of space for storage. The shower room has been updated to include a walk-in shower, wash hand basin inset to vanity unit, w/c and is finished with neutral tiling.

Halebrose Court communal facilities include Residents Lounge and activities, Warden services, Guest Suite and Laundry room. The property is surrounded by well tended communal grounds. Parking by arrangement, if required.

Council Tax Band: B  
Ground Rent: £520 per annum  
Lease: Approx. 98 years remaining

EPC Rating: 86 | B  
Service Charge: £2,243.20 per annum



TOTAL APPROX. FLOOR AREA 418 SQ.FT. (38.8 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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