



Richmond Park Close, Bournemouth, Dorset

2 1 1

Asking Price £185,000





Corbin & Co are delighted to offer for sale this purpose-built top floor apartment which offers a perfect blend of modern comfort and convenient living. Nestled in the highly sought-after Richmond Park Close, BH8. Boasting allocated off-road parking, access to a tranquil communal garden, and a dedicated bike store, this property provides the ideal urban retreat. As you enter through the communal hallway, a well-maintained space welcomes you, leading to staircases that ascends to the second floor. Stepping into the apartment, a spacious hallway sets the tone for the generous living space beyond. The heart of this apartment is the open-plan lounge, kitchen, and dining area, creating a light and airy atmosphere that's perfect for both entertaining and relaxation. The kitchen area is thoughtfully designed, making the most of available space and featuring integrated appliances, including a fridge, freezer, oven, and hob. Two generously sized bedrooms offer comfortable and private retreats, ensuring ample space for residents. They are serviced by a modern family bathroom, adding to the overall convenience and functionality of this property. With its prime location in Richmond Park Close, BH8, you'll enjoy easy access to local amenities, schools, and parks. Whether you're a first-time buyer, a small family, or looking for a smart investment opportunity, this top floor apartment is a must-see. Don't miss the chance to make this stylish and well-presented property your new home. Contact us today on 01202 519761 to arrange a viewing and experience the charm of Richmond Park Close.

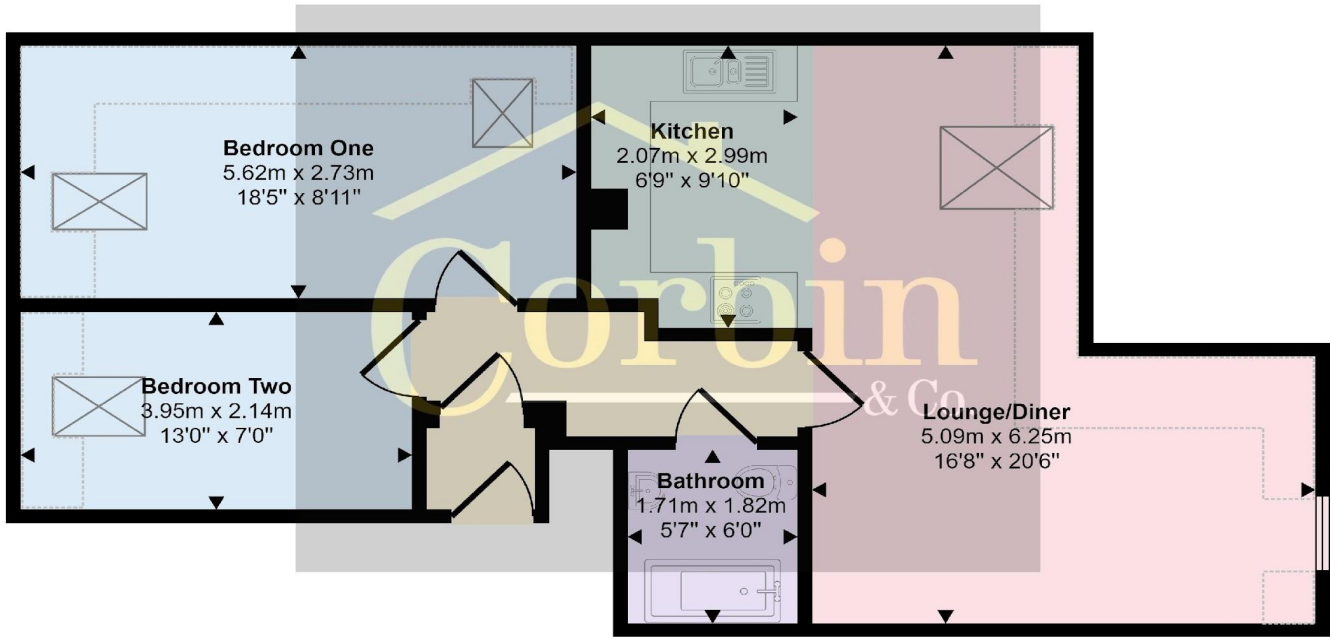








Approx Gross Internal Area  
65 sq m / 704 sq ft



Floorplan

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

## Energy Performance Certificate

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>		<b>79</b>	<b>79</b>
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

## DISCLAIMER

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

## OPENING HOURS

Mon - Thur 9-6 Friday 9 - 5 Sat 9 - 4

**01202 519761**

**Corbin & Co , 1567-1569 Wimborne Road, Bournemouth, Dorset, BH10 7BB**

**sales@corbinandco.com**

