



**187 South Western Crescent, Poole**

Poole

In Excess of **£550,000**

Katie  Fox  
ESTATE AGENTS

# 187 South Western Crescent

Poole, Poole

\*Corner plot and no forward chain \* Come and see this superb semi located on a corner plot in popular cul-de-sac location. Requiring some modernisation and also in the ever popular Baden Powell catchment.

Council Tax band: E

Tenure: Freehold

- Freehold
- Approx 1115 sq ft
- Energy rating - D
- Council tax band - E
- No forward chain
- Situated on a corner plot
- Baden Powell school catchment
- Garage
- No chain



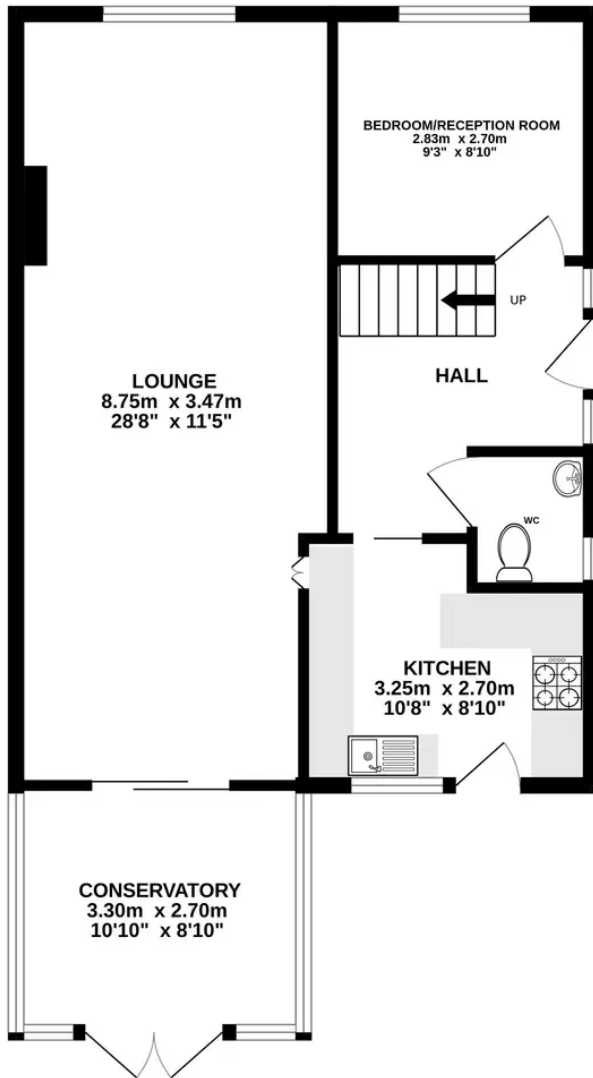
**Katie Fox**  
ESTATE AGENTS



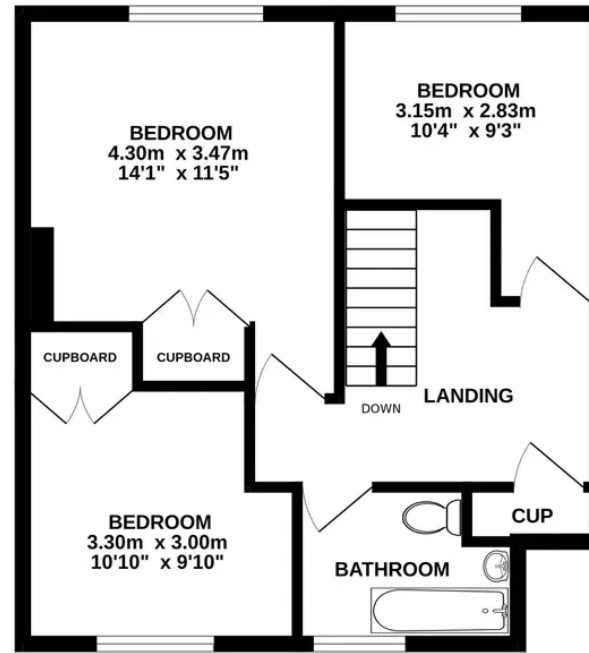
You can include any text here. The text can be modified upon generating your brochure.



GROUND FLOOR  
61.4 sq.m. (661 sq.ft.) approx.



1ST FLOOR  
42.2 sq.m. (454 sq.ft.) approx.



TOTAL FLOOR AREA : 103.6 sq.m. (1115 sq.ft.) 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.  
Made with Metropix ©2023