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68 EAST BOROUGH
WIMBORNE, BH21 1PL



GUIDE PRICE £250,000

AWAITING PROBATE - This **LUXURY ONE BEDROOM FIRST FLOOR APARTMENT** offers independent living for people over 60's and is offered for sale with **NO FORWARD CHAIN**. Conveniently located in the heart of Wimborne this new riverside development is just a short walk from the town square.

Exceptionally finished throughout, this stunning apartment briefly comprises a beautiful kitchen, lounge diner with great views over playing fields, double bedroom with built-in wardrobe, and a separate shower room beautifully fitted, with high end sanitary ware.

Further benefits include CCTV door entry system, lift access to all floors, a communal drawing room and kitchen plus a bookable guest suite and Lifehost service Monday through to Friday 9am – 4pm.

Finally, there is a charming communal garden and on-site car parking including some under cover for an additional charge of £250 per annum.

Lease term 250 years from 1st February 2019 with 242 years remaining.

Service Charge £3,627.01 per annum

Ground Rent £300 per annum with ground rent review date February 2024 and thereafter every fifth anniversary of that date.

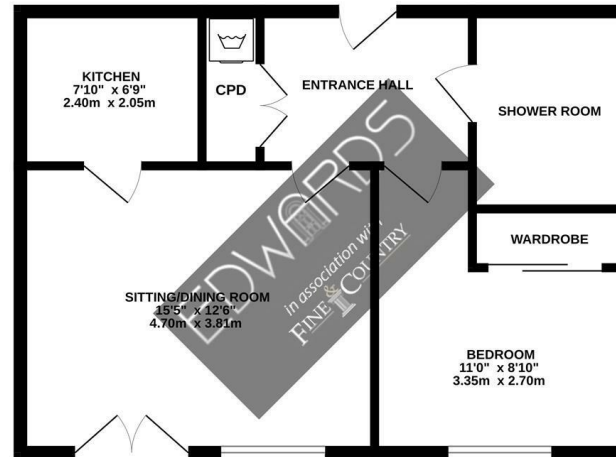
Energy Performance Rating B

Council Tax Band C



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GROUND FLOOR
523 sq.ft. (48.6 sq.m.) approx.



TOTAL FLOOR AREA: 523 sq.ft. (48.6 sq.m.) approx.
Whilst every effort has been made to ensure the accuracy of the foregoing contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used in conjunction with any prospective purchase. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metragen (2023)

Ferndown Office

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