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CODFORD HOUSE
WIMBORNE, BH21 1LX



GUIDE PRICE £240,000

This well maintained one bedroom GROUND FLOOR APARTMENT benefits from being within a short flat walk of the amenities and shops of WIMBORNE TOWN CENTRE and includes a PARKING SPACE and PRIVATE COURTYARD GARDEN.

Accessed via a private entrance, the living accommodation includes a large lounge/dining room with two sash windows and a large storage cupboard housing the combi boiler and a separate kitchen with integral appliances and a window to the rear of the building. There is a large bedroom with a window overlooking the private patio and fitted storage cupboards and an ensuite bathroom, which includes a bath with a shower over.

Externally, the private courtyard benefits from a shed and there is a private parking space to the rear of the building.

Codford House is a characterful building which was converted into apartments in 2011. The location is superb being a flat walk of the fantastic amenities that Wimborne has to offer, to include The Tivoli Theatre, restaurants, cafes, doctors surgeries, excellent transport links, the library and beautiful riverside walks.

Energy Performance Rating C

Council Tax Band D

Ground rent £200 per annum

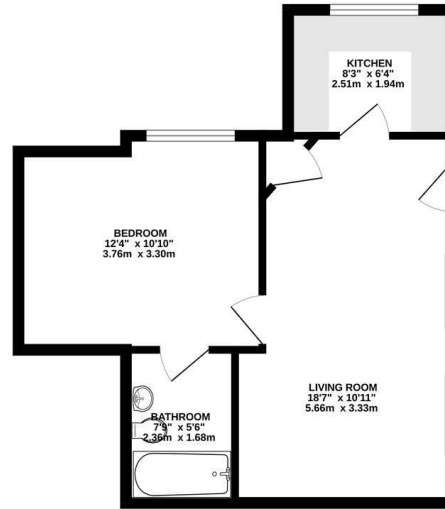
There is also a service charge – TBC

Approx 111 years remaining on the lease



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GROUND FLOOR
412 sq.ft. (38.3 sq.m.) approx.



TOTAL FLOOR AREA: 412 sq.ft. (38.3 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of walls, windows, doors and fittings are approximate and no responsibility is taken for any error or omission in the floorplan. This plan is for information purposes only. The actual floor plan may vary from the floorplan shown. The services, systems and appliances shown have not been tested and no guarantee is given for their operation or efficiency can be given.
Made with Metaplan 12/04

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