



**Nortoft Road
Bournemouth
Dorset
BH8**

Offers In Excess Of £190,000

bettermove 

Nortoft Road

Bournemouth

Bettermove are proud to present this 2 bedroom flat in Bournemouth, available with no forward chain.

This is currently a tenanted property and will be sold with tenants in situ for immediate investment. Rental yields can be obtained through Bettermove.

This property benefits from double glazing, and gas central heating throughout, with off road parking available.

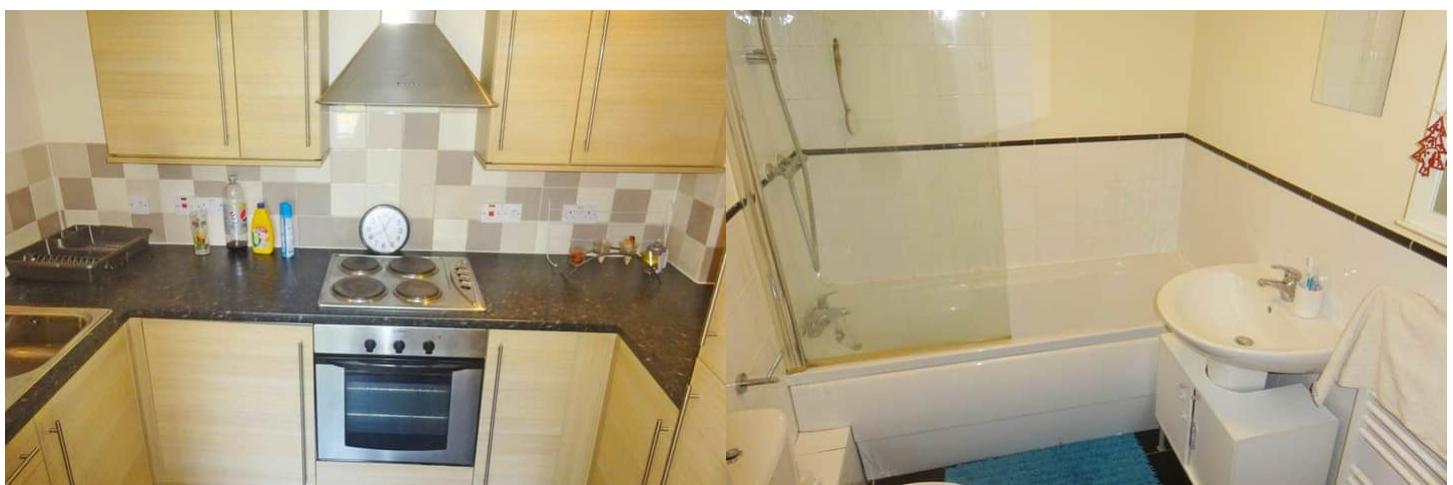
The council tax band is B.

This is a leasehold property with 112 years remaining on the lease; the ground rent is £150.00 per annum, and the service charge is £1,000.00 per annum.

The interior of this beautifully presented, first floor property comprises a spacious living room, fitted kitchen, two bedrooms, and a family bathroom. Outside, the property boasts communal gardens, perfect for enjoying the summer months.

Located in the popular coastal town of Bournemouth, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and a short distance to the seafront. Excellent transport links can be found from Bournemouth Train Station, a variety of local bus routes, and quick access to the A338.

This exciting investment opportunity should not be missed! All enquiries can be made through Bettermove.



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

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

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