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## FLAT 6 ABBEYFIELD, 3 CARYSFORT ROAD

BOSCOMBE

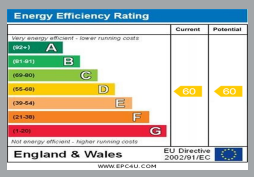
Dorset, BH1 4EJ

£950 PCM

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# SPACIOUS TWO BEDROOM TOP FLOORAPARTMENT WITH PARKING

- Two Bedroom Flat
- Off Road Parking
- Recently Re-Decorated & Re-Carpeted
- Available Unfurnished
- EPC Rating: Band D












Reference: 650692

**Deposit amount:** £1096

**Council Tax Band:** A

**Furnishing:** Unfurnished

**Heating Type:** Gas fired hot water radiators

**Parking:** Allocated Parking Space

**Utilities:**

Mains Supply Electricity
Mains Supply Gas
Mains Supply Water - metered

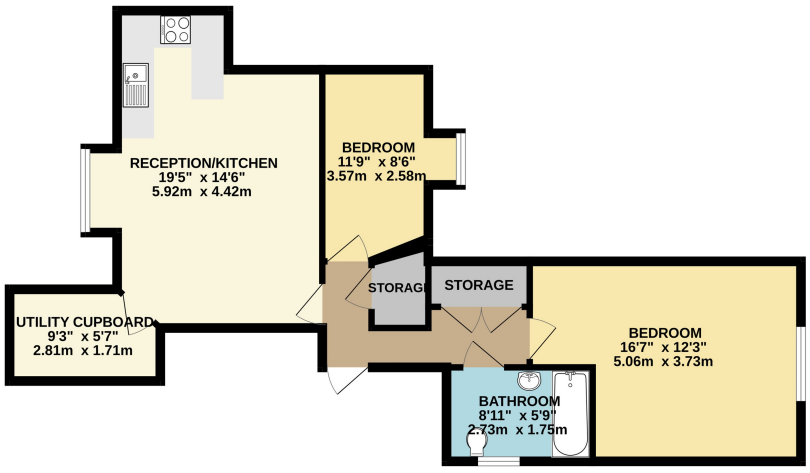
**Drainage:** Mains Supply Drainage

**Broadband:** Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

**Mobile Signal:** Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

**Flood Risk:** For more information refer to gov.uk, check long term flood risk
www.gov.uk/check-long-term-flood-risk

The property is situated just a short walk from Christchurch Road with its local shops, whilst Boscombe Pier with its beach, leisure, recreational facilities and local bars and restaurants close by. The flat is approached via a communal entrance with stairs leading to the top floor. The front door leads into the Hallway with doors leading to the principle rooms. There is a large lounge/ kitchen, the kitchen area is modern with work surfaces over cupboards and drawers. There is a driveway leading to the rear of the building where the off road parking can be found.




This Floor Plan is for guidance only and is NOT to SCALE
Made with Metropix ©2026

PLEASE NOTE:
Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches, in the event of a sale. Should your offer on this property be accepted, a Buyer Compliance Administration Fee of £42 including VAT per purchaser will be payable. This fee covers the cost of the identity verification and compliance checks that we are required to undertake under UK Anti-Money Laundering Regulations before the transaction can proceed and is non refundable.

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