



86A CLARENDON ROAD
BROADSTONE
Dorset, BH18 9HY

£1,250 PCM

goadsby.com

A SPACIOUS GROUND FLOOR GARDEN APARTMENT WITH GARAGE.

- Ground Floor Apartment
- Two Double Bedrooms
- Offered Unfurnished
- Rear Garden, Parking & Garage
- EPC Rating: Band C



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
A (92-100)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
	70 71

Not energy efficient - higher running costs

England, Scotland & Wales

Reference: 824392

Deposit Amount - £1,442.30
Council Tax Band - C

Furnishing: Unfurnished

Heating Type: Gas Fired Radiators

Parking: Driveway Parking for One Car and Garage

Utilities:

- Mains Supply Electricity
- Mains Supply Gas
- Mains Supply Water - metered

Drainage: Mains Supply Drainage

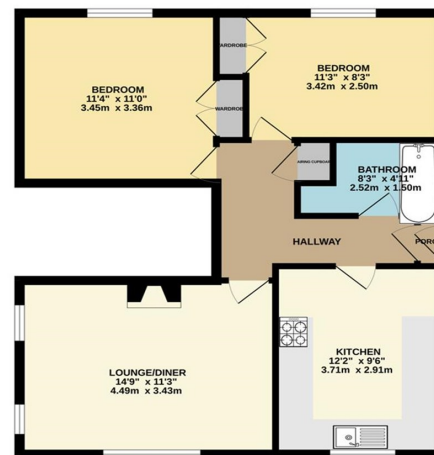
Broadband: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

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

This spacious and well-presented two double bedroom ground floor apartment is offered on an unfurnished basis and is situated in the popular location of Broadstone within walking distance to the village centre. The property offers a modern bathroom, neutral décor throughout and benefits from off-road parking, garage in block and private rear garden.

GROUND FLOOR



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This Floor Plan is for guidance only and is NOT to SCALE
Made with Mapbox (2024)

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.

Goadsby & Harding (Residential) Ltd

Registered Office: 99 Holdenhurst Road, Bournemouth, Dorset BH8 8DY Registered in England No. 1871280

01202 692145

broadstone@goadsby.com

177 Lower Blandford Road
BH18 8DH