



Flat 11 Helic House Allenvie Road, Wimborne, BH21

Asking Price £215,000

- VERY SHORT Level Walk to Town Centre
- BEAUTIFULLY Presented
- Big LOFT SPACE
- VIEWING IS ESSENTIAL
- Main Bedroom W/ Built In Wardrobes
- TWO Double Bedrooms
- NO FORWARD CHAIN
- Well-proportioned Lounge/Diner
- MODERN Kitchen
- SHARE OF FREEHOLD

Flat 11 Helic House Allenview Road, Wimborne BH21 1UP

A SPACIOUS TWO-BEDROOM FIRST-FLOOR APARTMENT just a SHORT WALK FROM WIMBORNE TOWN CENTRE. The property offers a GENEROUS LIVING/DINING ROOM, MODERN KITCHEN, EXCELLENT STORAGE, COMMUNAL GARDENS and RESIDENTS' PARKING.



Council Tax Band: B



Property Details

Area

Wimborne Minster is a historic market town in Dorset that offers a high quality of life through its blend of heritage, community, and natural surroundings. The town is well known for landmarks such as Wimborne Minster, a historic church that reflects the town's long history and cultural importance. Wimborne has a vibrant town centre with independent shops, cafés, and regular markets that support a strong local economy and community atmosphere. Annual events and festivals also contribute to a lively social environment. The town is surrounded by attractive countryside and rivers, offering opportunities for walking and outdoor recreation, while still providing convenient access to larger nearby towns. With its combination of historic character, community spirit, local amenities, and access to nature, Wimborne is an appealing place for both residents and visitors.

Description

Set on the first floor of Helic House, this well-proportioned two-bedroom apartment is ideally positioned just a very short walk from Wimborne town centre, offering easy access to a wide range of shops, supermarkets, cafés, pubs and other everyday amenities.

The accommodation is approached via the entrance hall, with a spacious living/dining room positioned to the left. This bright and comfortable room features a large window overlooking the River Allen, together with an electric fireplace.

Also accessed from the hallway is the modern kitchen, fitted with a Bosch washing machine and fridge freezer, an

electric oven and hob, and a Glow-worm boiler which the vendor advises is serviced annually by British Gas.

The bathroom comprises a bath with overhead shower, WC and wash hand basin.

The main bedroom is particularly generous in size and benefits from excellent storage, including deep built-in wardrobes and an additional storage cupboard. The second bedroom is also a good size and is currently arranged with a double bed.

Further benefits include double glazing and gas central heating. Outside, residents have access to well-maintained communal gardens and residents' parking bays, available on a first come, first served basis.

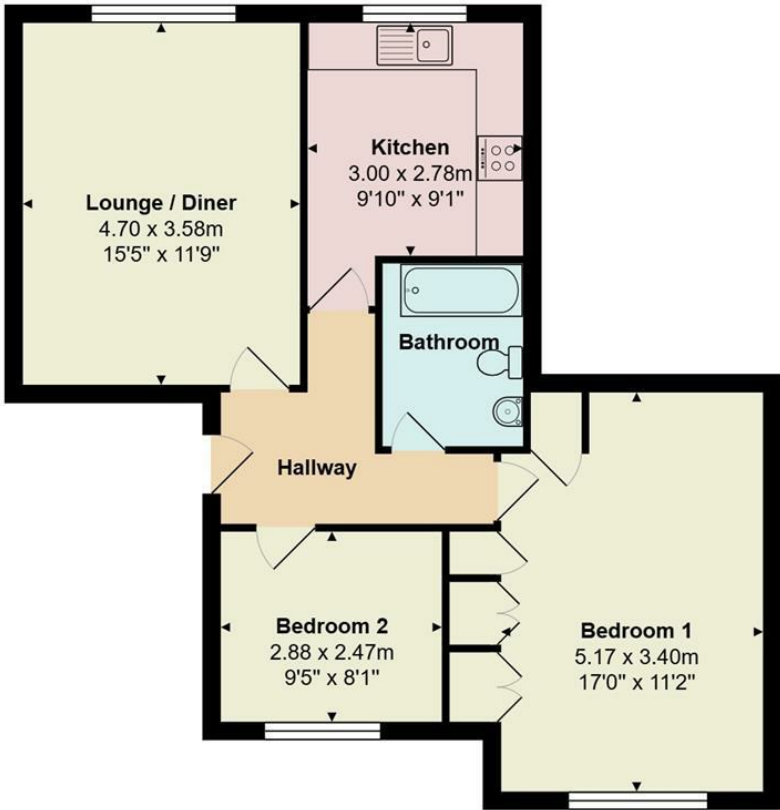
The property is offered with a share of the freehold. We understand from the vendor that the lease is 999 years from March 1967, with a service charge of approximately £2,000 per annum, payable to Minster Property Management Ltd.

Agent Notes

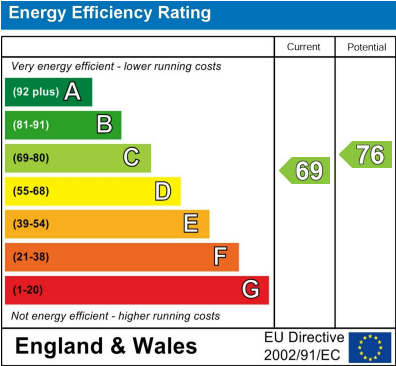
Tenure: Share Of Freehold
Parking: Off Street Parking
Service Charge: £2000 PA
Lease: 949 Years
Council Tax: B
EPC: C



Floorplan



Total Area: 64.2 m² ... 691 ft²
All measurements are approximate and for display purposes only



Viewings

Viewings by arrangement only.
Call 01202 88 90 88 to make an appointment.