



## The Pollards Bourne, PE10 0QB

This extremely pleasant purpose built top floor one bedroom flat, with allocated parking to the rear, forms part of the ever popular Elsea Park development on the outskirts of the thriving market Town of Bourne.

£750 PCM

# The Pollards

Bourne, PE10 0QB



- Top Floor purpose built flat
- Separate Shower Room
- Please see Key Facts for Tenants for Material Information Disclosures
- Kitchen/Diner opening into Living Room Beyond
- Allocated Parking to Rear for 1 Car
- Double Bedroom
- Modern Electric Heating System

Entrance Hall

Bedroom

Kitchen/Diner

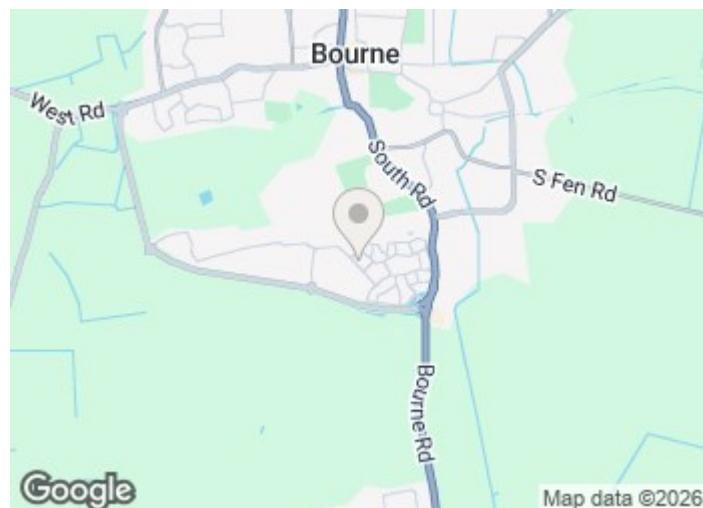
10'8" x 16'7" max (3.25 x 5.05 max)

15'9" x 7'10" (4.80 x 2.39)

Shower Room

Living Room

11'4" x 14'8" (3.45 x 4.47)

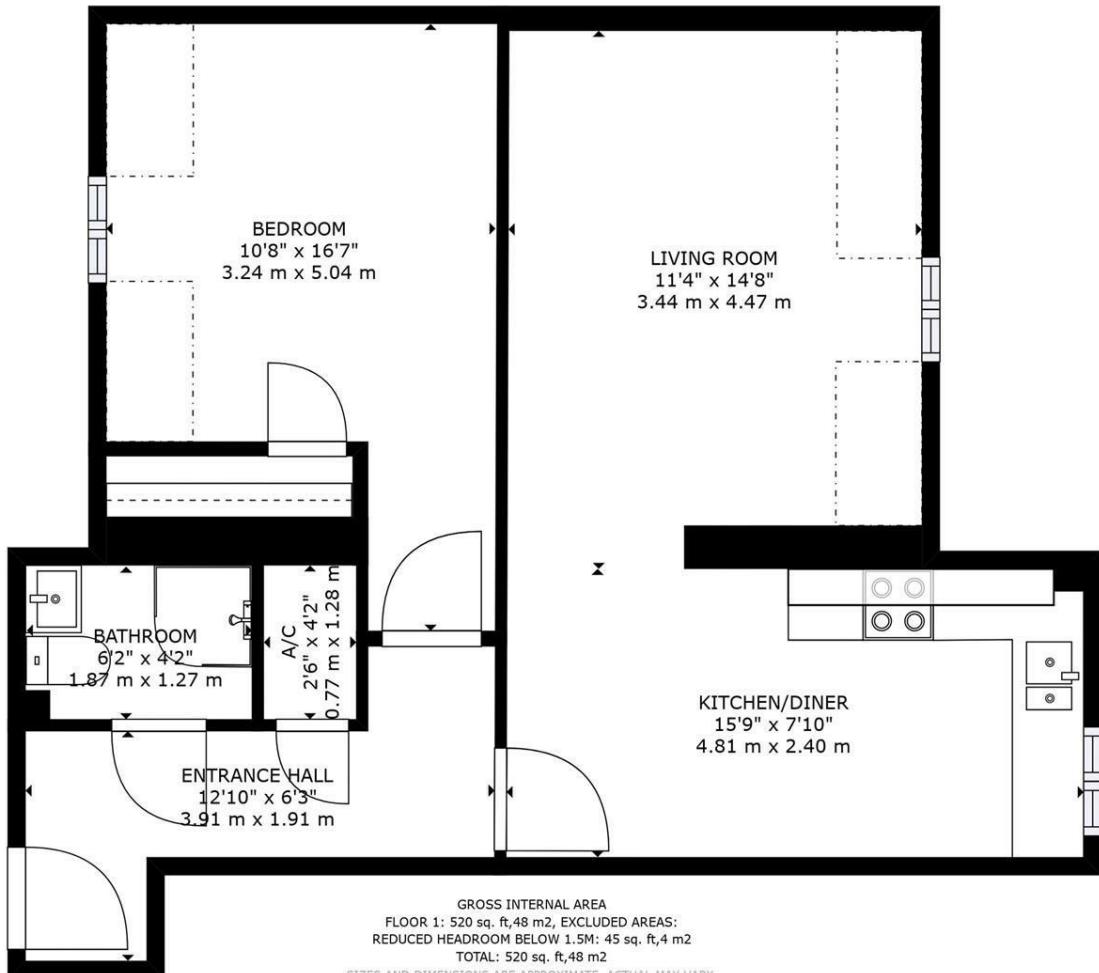


## Directions

Please use postcode PE10 0QB for Sat-Nav Assistance



## Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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