



20a Millstream Close, Creekmoor BH17 7EG

A good size one bedroom ground floor flat benefitting from its own private entrance and being located moments from local amenities.

EPC: TBC **Council Tax Band:** A **Price:** £145,000 Leasehold







Key Features

- ONE BEDROOM GROUND FLOOR FLAT
- LOUNGE
- KITCHEN/BREAKFAST ROOM
- BATHROOM WITH OVER BATH SHOWER
- UPVC DOUBLE GLAZING
- GAS FIRED CENTRAL HEATING
- NO FORWARD CHAIN
- 126 YEAR LEASE FROM JANUARY 1986 (86 YEARS REMAINING)
- SERVICE CHARGE - £969 P.A.
- GROUND RENT - £10 P.A.

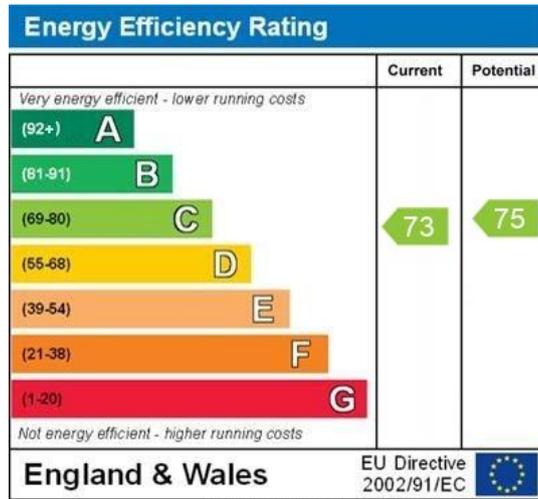
The Property

Situated in a residential cul-de-sac is this ground floor one bedroom flat benefitting from gas fired central heating and UPVC double glazing.

A covered entrance porch with UPVC double glazed door leads to the reception hall, in turn leading to the lounge and then to the kitchen/breakfast room where there is an integrated oven and gas hob. The kitchen is of a good size and has space for a table and chairs. From the main hallway there is then a bedroom with a window to the front aspect and a good size bathroom with over bath shower, a window and a generous size linen cupboard.

The property is conveniently situated within moments walk to bus services and local amenities including shops, takeaways, doctor and dentists and there are excellent road connections to the larger centres of Broadstone and Poole. Within Creekmoor there are attractive walks around Creekmoor Ponds and slightly further afield Upton Country Park.

The flat is offered for sale with the benefit of No Forward Chain.



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All rooms have been measured with an electronic laser and are approximate measurements only. To comply with the Consumer Protection from Unfair Trading Regulations 2008, we clarify that none of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Wilson Thomas for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.

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