

Estate Agents



Auctioneers



## **41 Grantham Road, Bournemouth, BH1 4NW £200,000 - Freehold**

Two Bedroom Period Terrace | Cul de Sac Location | Hallway | Lounge | Dining Room  
Kitchen | Landing | Two Bedrooms | Bathroom | Rear Garden | No Chain

# Grantham Road, Bournemouth, Dorset, BH1 4NW

**Offers In Excess Of - £200,000 - Freehold**

**UNEXPECTEDLY REAVAILABLE !!!** A Great Opportunity to Step onto the Property Ladder!

This two-bedroom period terraced house is situated at the end of a conveniently located cul-de-sac, close to Boscombe town centre and Kings Park. It offers easy access to bus routes into Bournemouth, as well as nearby major employers such as JP Morgan, Littledown Leisure Centre, and Bournemouth Hospital. The property features double glazing, gas heating (not tested), two reception rooms, a kitchen, a spacious main bedroom measuring 13ft x 12ft, a second bedroom, a bathroom, and a rear garden. Although the house requires refurbishment throughout, with some effort, it could be transformed into a lovely first home. Viewings are available through Sole Agents. No Chain.

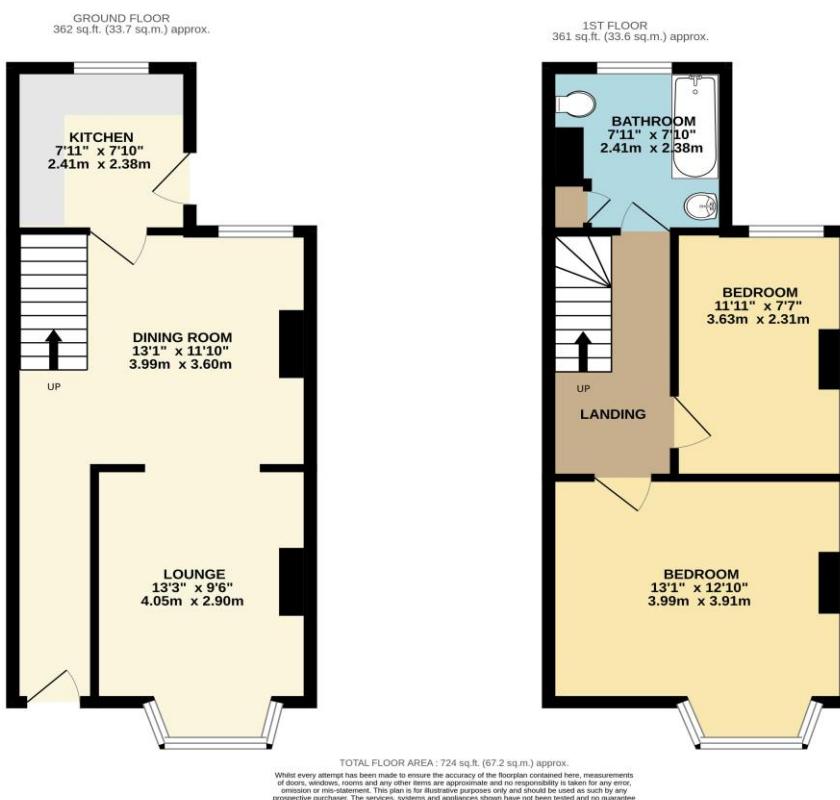
As you enter, you will find a hallway that leads to an open-plan ground floor, featuring an archway that connects the lounge area to a spacious dining room, which includes a large under-stairs storage cupboard. At the rear, there is a kitchen with units and a door leading to the rear garden.

Upstairs, from the landing, you will access two bedrooms—a generously sized main bedroom at the front and a second bedroom overlooking the rear. The bathroom is equipped with a three-piece suite, consisting of a bath, WC, and basin. There is also a front garden and a rear garden extending approximately 25 feet, complete with separate access for bins and waste disposal.

Tenure: Freehold

Council Tax Banding: C

EPC Rating: 73|C



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