



# HIVE

FLAT 4, GLENGARRY  
75 ST. MICHAELS ROAD  
BOURNEMOUTH  
BH2 5DR





## *Agent's introduction*

Situated a short walk from the West Cliff of Bournemouth is this Refurbished first floor apartment. The property boasts Two double bedrooms, Study/ home office, Modern fitted shower room, Living/dining room, and Re-fitted kitchen. Short term/holiday lets are permitted and the property has a Share of freehold and is chain free.











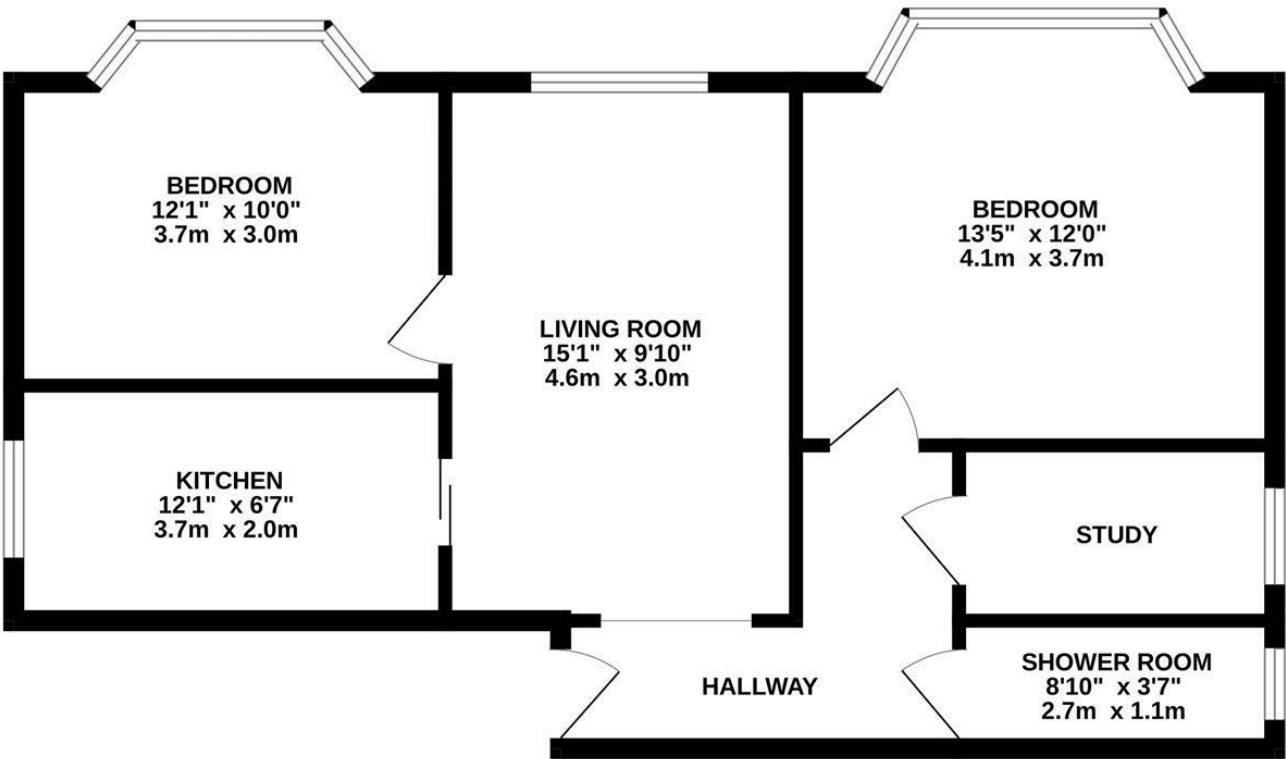
## *Property highlights*

- Refurbished first floor apartment
- Fantastic location just 0.3 mile from the beach
- Two double bedrooms
- Study
- Modern shower room
- Living/dining room
- Re-fitted kitchen
- Short term/holiday lets permitted
- No chain
- Fantastic investment, holiday home or first time buy





Floor plan and EPC



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	80
(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	

TOTAL FLOOR AREA : 764sq.ft. (71.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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