



Bracken House 20-28 Cotlands Road, Bournemouth, BH1 3BS £695 PCM



BILLS INCLUDED! (excluding council tax)

All apartments have full en-suite facilities including showers and are furnished throughout with quality, modern furniture. Each studio has a double bed and provides a great space for you to study or relax.

Rent is inclusive of utility bills

Deposit only £350

Free broadband access

Bespoke fitted mini kitchens

2 minutes' walk from the beach

Laundry facilities on site

Fantastic panoramic views

24 hour CCTV

In the heart of the city centre

EPC Rating:C

Council Tax Band:A

Viewing

To arrange a viewing on this property or require further information please contact one of our team on 01202 315 800





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A	75	77
(81-91)	B		
(69-80)	C		
(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



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.