£760,000

The Wilderton 2 Wilderton Road, Branksome Park, Poole, BH13 6EE

EST. 1977
KEY DRUMMOND
ESTATE AGENTS

The Wilderton

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SHOWHOME LAUNCH EVENT SATURDAY 13TH AND SUNDAY 14TH JUNE 11AM-3PM
Phase 2 PRICES FROM £760,000 - £1,775,000. The Wilderton, an exclusive collection of luxury apartments and penthouses set within 1.64 acres of beautifully landscaped grounds in the prestigious Branksome Park Conservation Area. Developed by Harrison Property Group, the scheme combines striking contemporary architecture, premium specification and exceptional attention to detail, all within moments of Westbourne, with Canford Cliffs and Sandbanks beach close proximity along with the area's renowned coastal amenities.

- Secure underground parking with dedicated EV charging points
- Exclusive collection of luxury apartments and penthouses
- Zoned underfloor heating with ground floor and penthouse apartments having air source heat pumps
- Set within approximately 1.64 acres of landscaped grounds
- Contemporary architecture and premium specification
- Designer kitchens and luxury bathrooms
- Private balconies and terraces with porcelain tiled flooring
- Secure entry system and lift access
- Constructed in accordance with the latest building regulations, ensuring high levels of energy efficiency and noise reduction
- 10 year build warranty

Local Authority **BCP**, Tax Band **New Build**, Tenure: **Share of Freehold**

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Branksome Park

The property is located in Branksome Park, which covers some 600 acres of tree-lined avenues and roads, regarded as one of the area's premier residential districts and conveniently situated close to award winning blue flag, sandy beaches at Branksome Chine and the world famous Sandbanks Peninsula. The villages of Westbourne and Canford Cliffs are located nearby with their array of eclectic shops, bars, bistros and restaurants. Set approximately midway between the town centres of Poole and Bournemouth, both offering superb shopping, recreational and entertainment facilities. Transport communications are excellent as the main line railway station at Bournemouth provides services to Southampton and London Waterloo. The start of the Wessex way (A338), is located approximately 2 miles away and offers access to the M27 motorway with London being 1 hour 30 minutes commute. Bournemouth and Southampton International Airports are also nearby and there is a ferry terminus at Poole Harbour with services to the Channel Islands and Mainland Europe

The Property

Contemporary Coastal Living in Branksome Park

Set within approximately 1.64 acres of private landscaped grounds, The Wilderton is a distinguished collection of luxury apartments and penthouses positioned within the highly regarded Branksome Park Conservation Area. Thoughtfully designed to sit harmoniously amongst its mature woodland surroundings, the development delivers a refined blend of modern architecture, elegant interiors and exceptional attention to detail.

Developed by Harrison Property Group, The Wilderton offers a rare opportunity to enjoy contemporary living in one of the South Coast's most sought-after residential locations. Each home has been carefully crafted with spacious open-plan layouts, high-specification kitchens, beautifully appointed bathrooms, bespoke storage solutions and generous outdoor spaces designed to maximise natural light and views across the grounds.

Surrounded by established pine trees and manicured gardens, residents benefit from an enviable sense of peace and seclusion whilst remaining within easy reach of Canford Cliffs Village, Westbourne and the award-winning beaches of Sandbanks and Branksome Chine. Combining luxury, convenience and an exceptional setting, The Wilderton represents a landmark development in the heart of Branksome Park.

Spec

Kitchens:

Stylish Kitchen Elegance designed furniture with base, wall and tall units finished in a complementary cashmere colour palette.
Stone worktops with matching upstands and smoked mirror splashbacks.
Comprehensive range of Siemens integrated appliances including oven, combi microwave, dishwasher, fridge freezer, induction hob and extraction.
Integrated LED under-cabinet lighting.
Separate utility room with stainless steel sink and space for washing machine and tumble dryer.

Bathrooms & En Suites:

Contemporary white sanitary ware throughout.
Wall-mounted Duravit vanity units with integrated ceramic basins.
Premium Vado taps and shower fittings.
Wall-mounted WCs with soft-close seats and dual flush systems.
Matching Saloni wall and floor tiling.
Walk-in showers with thermostatically controlled rainfall shower heads and separate handheld attachments.

Illuminated mirrors with integrated LED lighting.
Electric heated towel rails.

Flooring:

Luxury Karndean herringbone wood-effect flooring to hallways, living areas, dining spaces and kitchens.
Large-format porcelain tiling to bathrooms and en suites.
Premium carpet finishes to bedrooms and selected accommodation.
Internal Finishes
Painted Harrow internal doors supplied by Todds with designer ironmongery.
Bespoke fitted wardrobes by Living Elegance to principal and second bedrooms.
Contemporary six-inch skirting boards with matching architraves.
Woodwork finished in Skimming Stone with walls and ceilings painted in Dulux Wiltshire White.

GENERAL SPECIFICATION:

Contemporary architectural design featuring extensive aluminium framed glazing.
Large opening patio doors to living spaces.
Spacious private balconies finished with porcelain paving.
Secure underground parking with one or two spaces per apartment.
Private lockable storage areas.
Remote controlled entrance gates and garage access.
10-year ICW structural warranty.
Professionally landscaped communal grounds.
Eight-person passenger lift serving all floors.
Zoned underfloor heating throughout.
Highly efficient heating and hot water systems.
Air source heat pumps to ground floor and penthouse residences.
Sprinkler protection systems throughout apartments and basement areas.

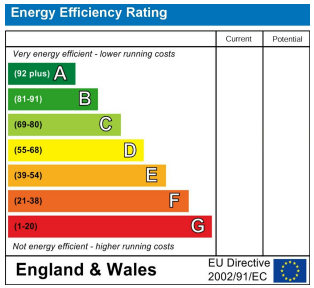
Electrical:

Recessed LED downlighting throughout.
Contemporary screwless switches and sockets.
Individually controlled room thermostats.
Data and BT points to principal rooms.
Sky HD television points to living rooms and bedrooms.
Balcony lighting.
Cat5 and Cat6 cabling.
EV charging infrastructure to every apartment parking space.

Security & Communal Areas:

Video entry system connected to entrance gates and main building entrance.
Security gates and boundary railings.
Motion-sensitive communal lighting.
Mains-connected smoke and heat detectors.
Feature aluminium entrance doors.
Elegant communal lobby with porcelain tiled flooring.
Feature staircase with glazed balustrades.
Individual post boxes located within the entrance lobby.

Development floor plans and pricing available separately



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