

Luxury+Prestige

88 GLENFERNESS AVENUE

TALBOT WOODS, BOURNEMOUTH, BH3 7ES



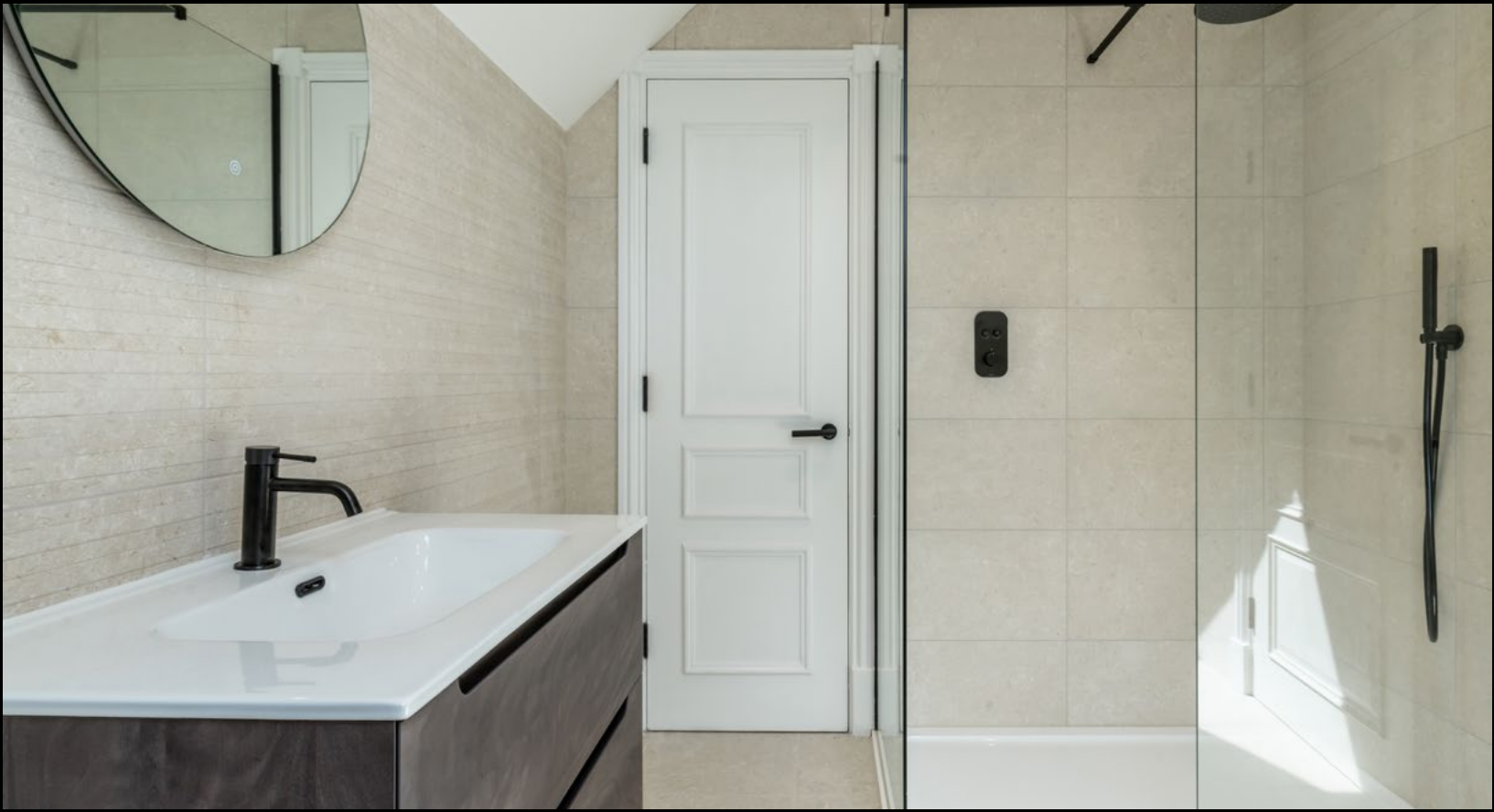














TAKE A STEP INSIDE



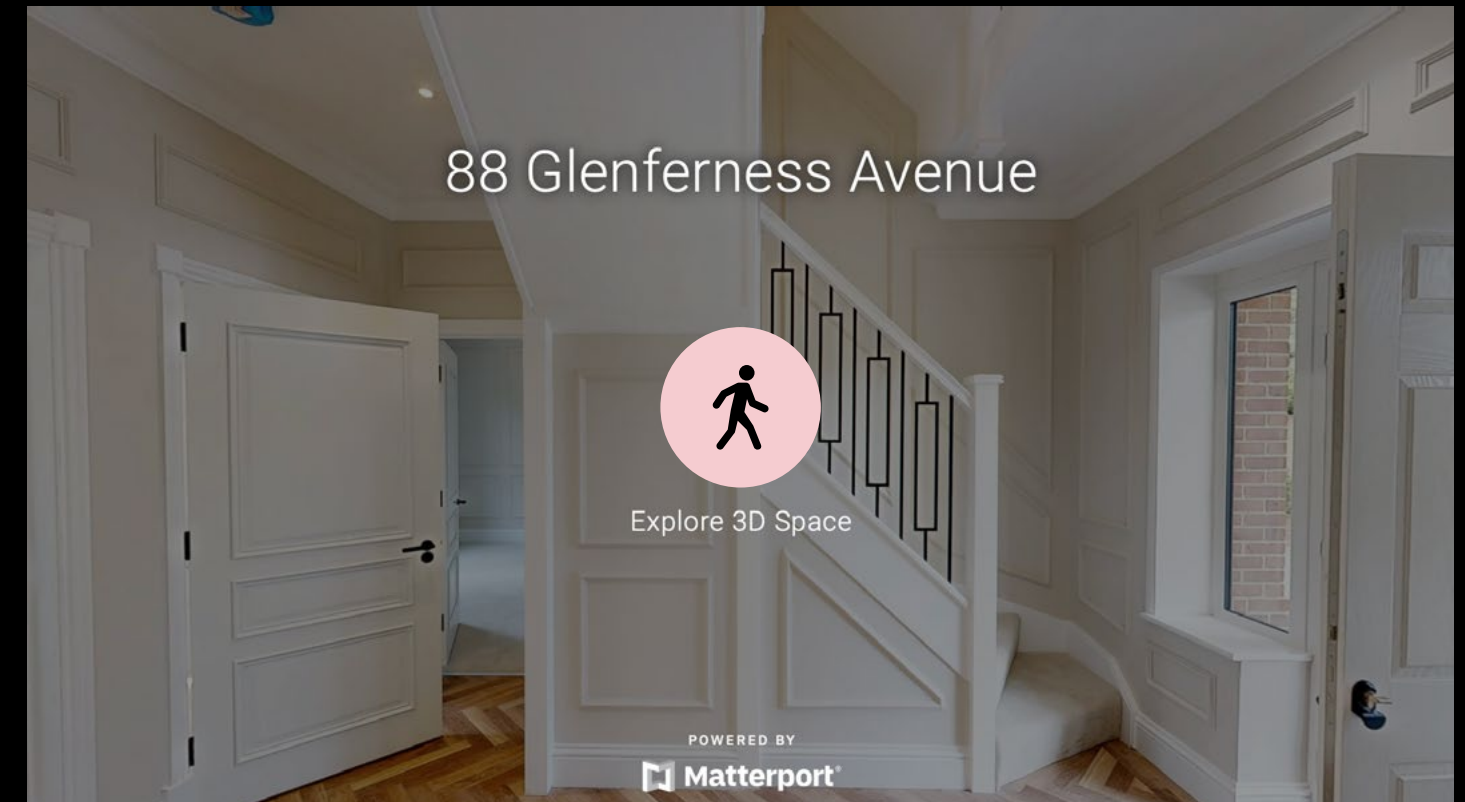
Simply click on the thumbnail above to let one of our team give you a guided tour of the highlights.

If you are longing for a more in-depth explore at your own pace, then head across the page to our fully interactive 3D tour.

vimeo

Can't wait to view in person?

All of our properties feature a professionally produced one minute video, personally introduced by a member of our team as well as a fully interactive 3D tour.



Simply click on the thumbnail above to take a step inside and explore this beautiful home.

This fully immersive experience allows you to 'click and drag' your way through the property at your own pace. It is best viewed on a desktop screen or in landscape mode on your smartphone or tablet.

Matterport

Floorplan

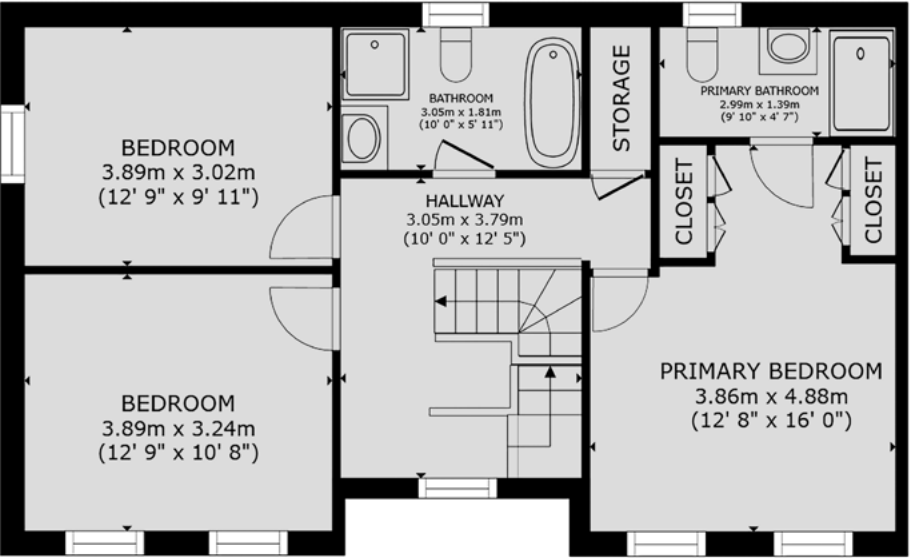
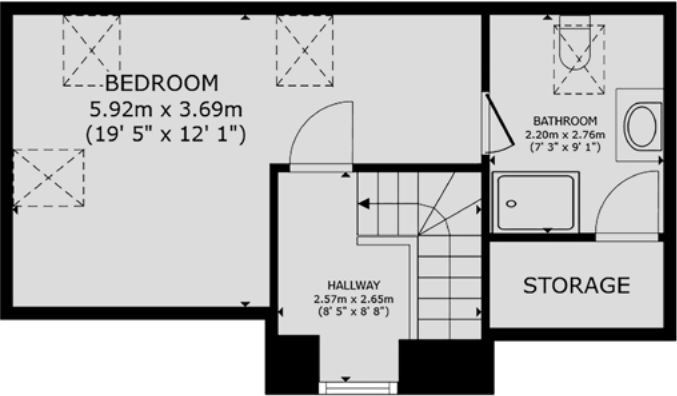
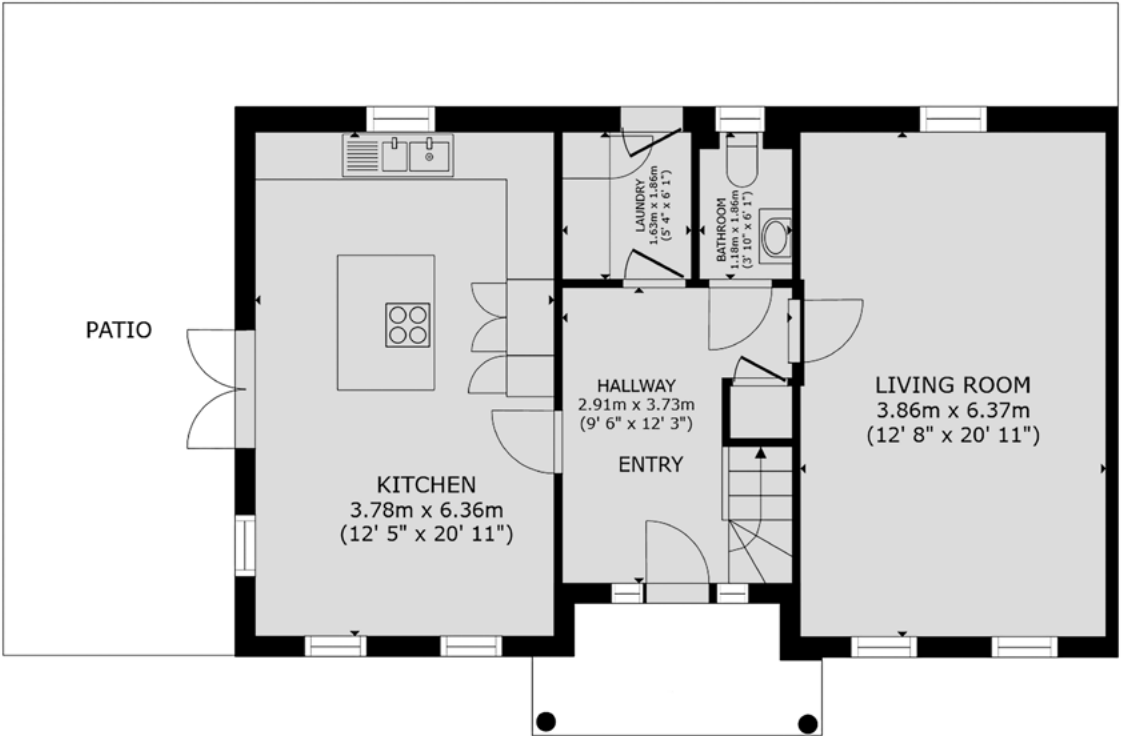
88 Glenferness Avenue, Talbot Woods,
Bournemouth, BH3 7ES

GROSS INTERNAL AREA

House:

Ground Floor:	716 sq. ft / 67 m ²
First Floor:	730 sq. ft / 68 m ²
Second Floor:	360 sq. ft / 33 m ²
Total:	1,806 sq. ft / 168 m ²

Sizes and dimensions are approximate, actual may vary.



Summary

Located on one of Bournemouth’s most sought-after roads, this beautifully designed new build home recently constructed by Westell Developments offers luxury living across three spacious floors.

Set behind remote-controlled gates, the home boasts an impressive frontage and generous driveway with an EV charging point and parking for multiple vehicles, along with a brick-built double-door store. Finished to an exceptional standard, the accommodation includes a modern kitchen/diner with integrated appliances and double doors opening to a landscaped garden. There is also a separate utility room, cloakroom, and spacious reception room.

The first floor features two double guest bedrooms, a luxurious family bathroom, and a superb principal suite with built-in wardrobes and a stylish en suite. A fourth, generously sized bedroom occupies the top floor, complemented by its own en suite shower room. Blending seamlessly with the character of the surrounding street, the property also offers a thoughtfully landscaped garden with a large paved seating area and lawn — perfect for entertaining. This turnkey home offers style, space, and sophistication in a prime location.

Details

Guide Price:	£1,250,000
Tenure:	Freehold
Lease Length:	N/A
Maintenance:	N/A
Ground Rent:	N/A* * Ground Rents can increase over time and advice should always be sought from your solicitor before exchange of contracts.
Stamp Duty:	Main Home £68,750** Additional Home £131,250** ** based on guide price
Local Authority:	BCP Council
Council Tax:	Band TBC 2025/2026 £x,xxx.xx pa*** *** Amount shown is for a main home, please seek advice for additional home.
Services:	Mains gas, electricity, water and drainage

Key features

- + **Stunning new build home**
- + **Traditional architectural detailing**
- + **Luxurious specification**
- + **Four double bedrooms**
- + **Three bathrooms**
- + **Secure off road parking & electric gates**
- + **Landscaped garden with brick built store**
- + **Prestigious location**
- + **10 year builders warranty**
- + **Available to view now!**

Our team



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