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Water's Edge, Flat 4, 68 Twemlow Avenue, Poole Park, Poole - BH14 8AN
£1,600 pcm

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Water's Edge, Flat 4, 68 Twemlow Avenue

Built by Primetower Properties in 2005, this first floor apartment forms part of an exclusive development of just five homes, set in a peaceful waterside position overlooking Poole Park and the boating lake. Both bedrooms enjoy attractive views across the park and lake, while the south-east facing living room features a Juliet balcony framing views across Poole Harbour towards Brownsea Island and the Purbeck Hills. The property is offered unfurnished and will be available from the early 2027.

The apartment offers a bright and well-proportioned living and dining space with large French doors opening to the Juliet balcony, allowing natural light to fill the room while enjoying the harbour outlook. The modern kitchen is fitted with granite work surfaces and a range of integrated Neff appliances including fridge, separate freezer, dishwasher, washer-dryer, microwave and oven, along with a breakfast bar that connects neatly to the dining area.

The principal bedroom overlooks Poole Park and the boating lake and includes fitted wardrobes and an en-suite shower room. The second double bedroom also enjoys park and lake views and fitted wardrobes, with access to the separate family bathroom.

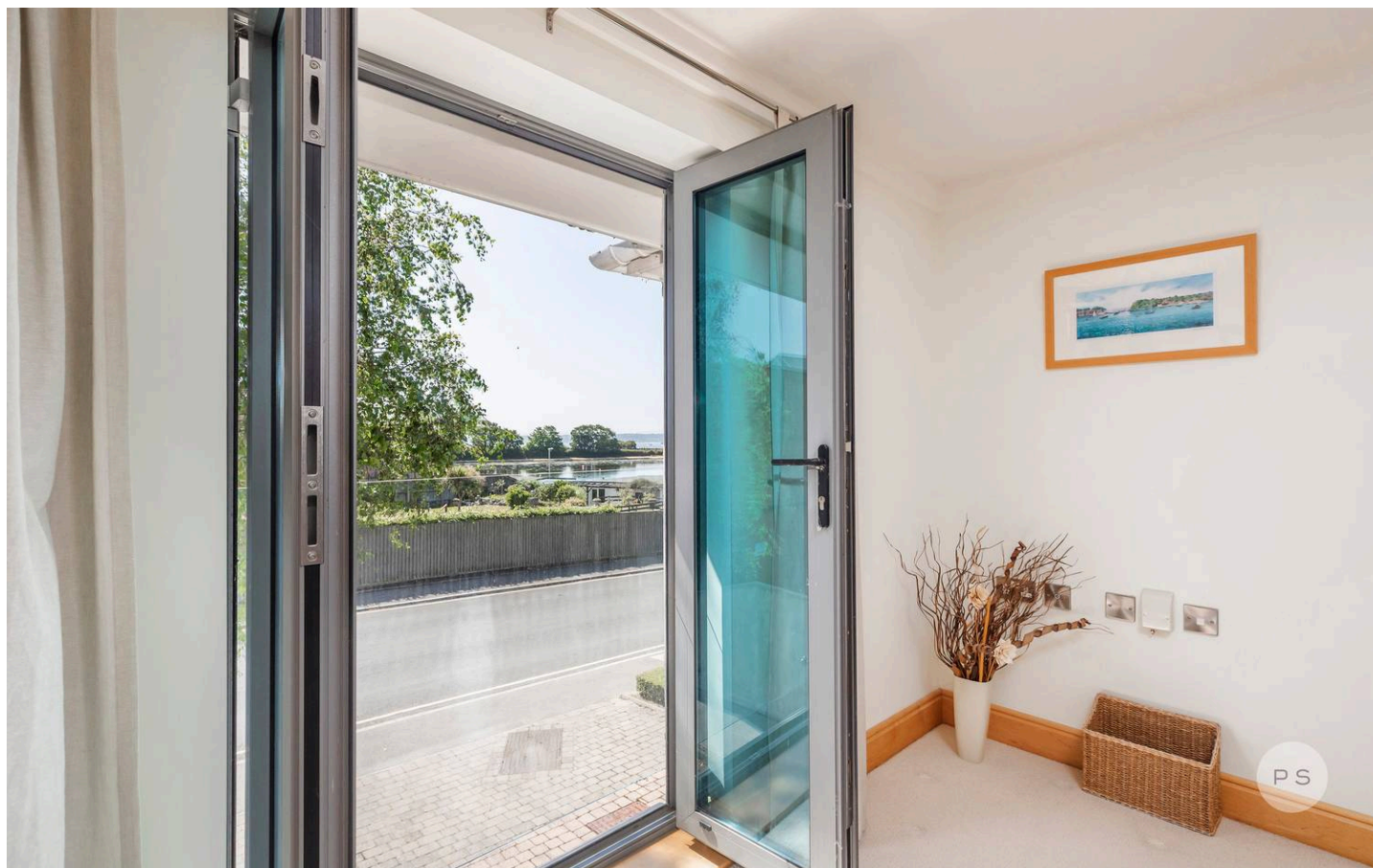
Externally, the property sits within well-maintained communal gardens and includes one allocated parking space, a private lockable external store and access to a shared cycle store.

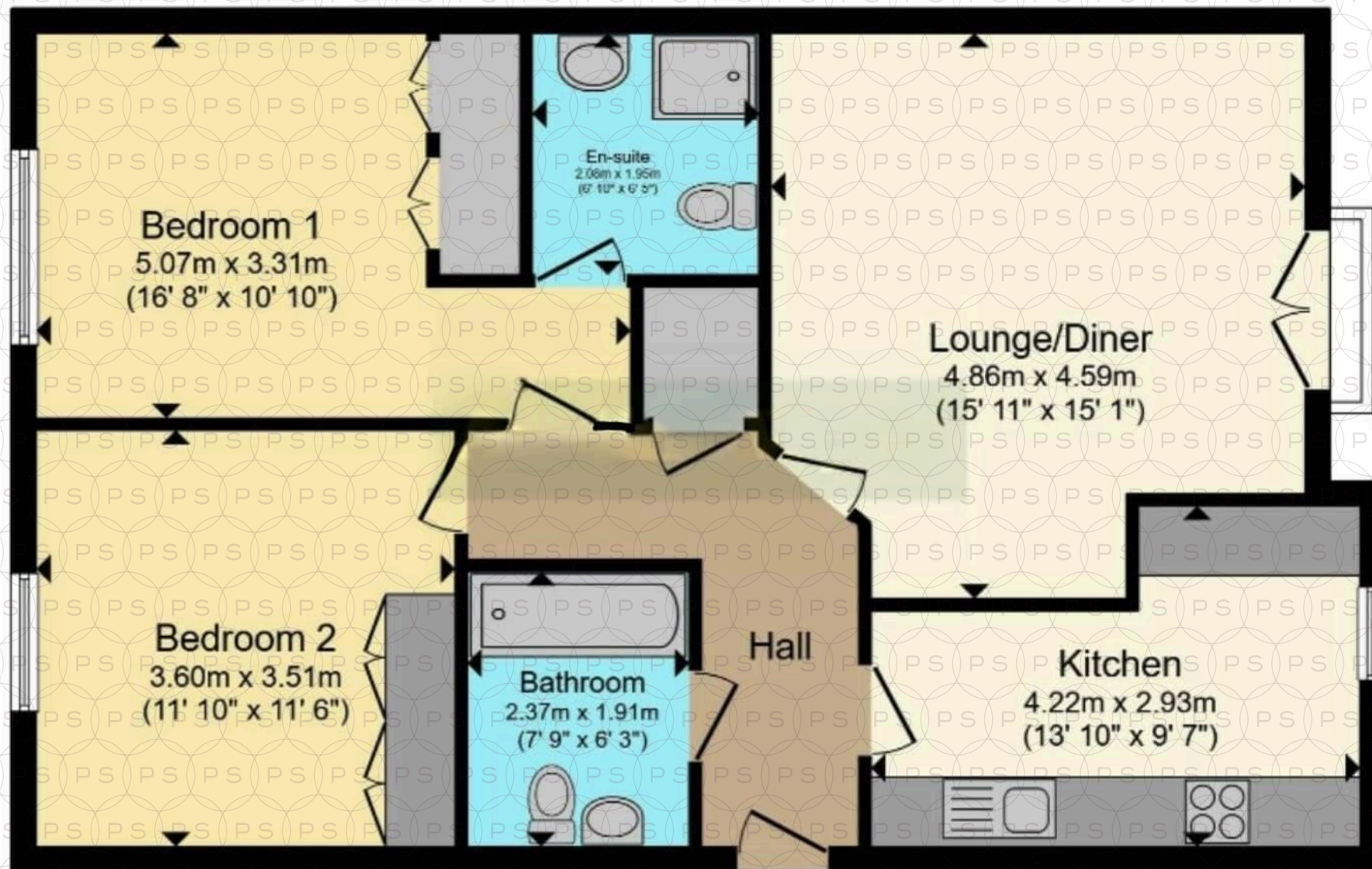


The apartment is ideally positioned directly opposite Poole Park, with its walking routes, cafés and green spaces. Poole Quay, Baiter Park and Whitecliff Harbourside Park are all within easy reach, while the beaches at Sandbanks are approximately 2.5 miles away. Mainline rail services are available from both Poole and Parkstone stations, providing connections to London Waterloo in around two hours.

Please note: Images of the second bedroom have been virtually staged using AI for illustrative purposes.

- First floor apartment
- Lifts to all floors
- Views across Poole Park and boating lake from the bedrooms
- Views of Poole Harbour, Brownsea Island and the Purbecks from the lounge and kitchen
- Spacious with modern fixtures
- Close to mainline train station to London
- Pleasant parkland walk to Ashley Cross or Poole Quay
- Allocated parking space
- Council tax band E - £2,973.11
- EPC Rating: B





Total floor area 77.5 m² (835 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. Details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement must rely upon its own inspection(s). Powered by www.focalagent.com



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