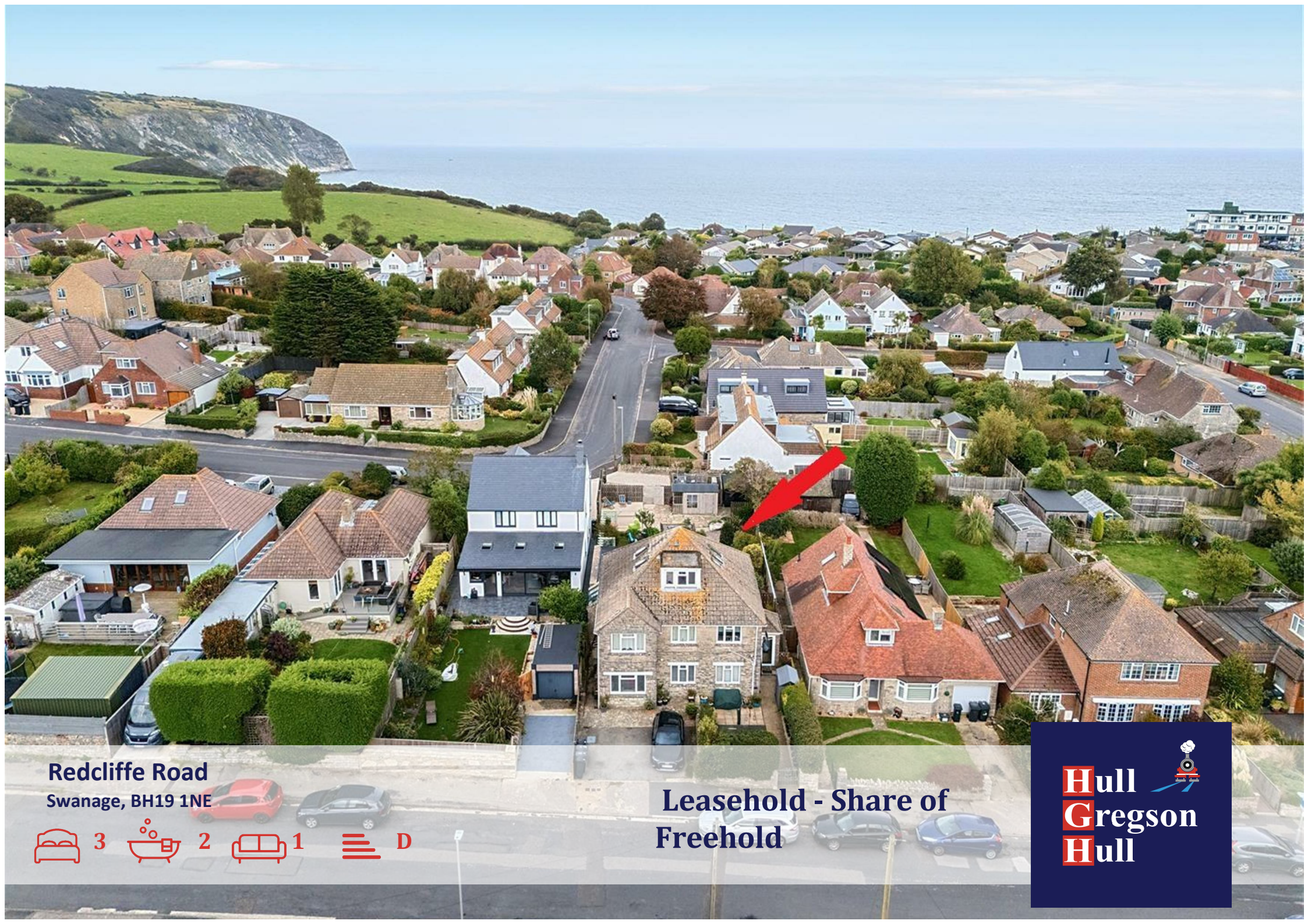




Redcliffe Road
Swanage, BH19 1NE

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**Leasehold - Share of
Freehold**



Redcliffe Road

Swanage, BH19 1NE

- Immaculately Presented Garden Apartment
- Situated in a Sought-After Location
- Beautifully Manicured South Easterly Facing Private Garden
- Off-Road Parking for Two Cars to the Front & Rear
- Three Large Double Bedrooms
- Two Bathrooms (One En Suite)
- Modern Kitchen
- Purbeck Stone Features
- Close to Beach & Coastal Path Walks
- Must be Seen to Appreciate





Welcome to Redcliffe Road. This beautiful and immaculately presented three bedroom garden apartment is situated in the coastal town of Swanage. From the doorstep of the apartment you have easy access to the beaches, the coastal path, independent pubs, boutique shops, local schools, churches, traditional steam train and classic cinema. The property exudes relaxation and serenity, providing the perfect place to return to after a long day, to shut the world away and come home. Viewing is highly recommended.

The apartment can be accessed via the private gate at the rear or through the communal porch at the front. There is off-road parking available to the property for two cars in front and rear of the property.



Entering through the gate, we are led into the South-Easterly facing garden, bursting with coastal charm. The garden is an oasis of established plants, paved with Purbeck stone and comprises a summer house, shed, lawn and a large split level decked area.

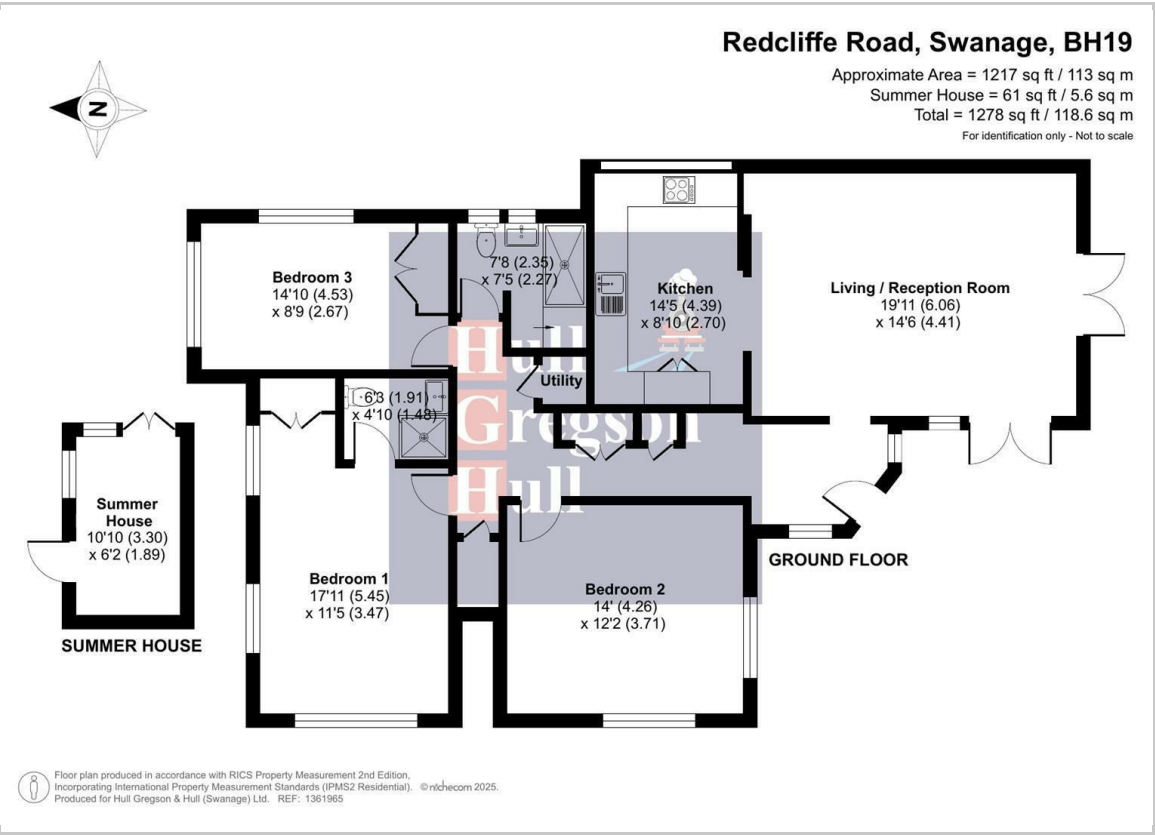
From the garden, the light and bright entrance hallway leads into the spacious living room. The two double French doors provide a serene view across the garden and flood the room with natural light.

This bright living space is adorned by a feature Purbeck stone wall and archway, drawing us into the stunning, modern kitchen. The generous U-shaped kitchen comprises both base and eye-level storage units, electric induction hob and oven, a beautiful white worktop, dishwasher, inset sink, space for a large fridge freezer, and plenty of shelving to display your cookbooks. Natural light is provided by the modern electric skylight.

From the living room through the hallway (with its own ample storage) we arrive at one of the three generously-sized bedrooms. The principal bedroom is situated at the end of the hallway and is the largest of the three bedrooms providing built-in storage and an ensuite shower room with W.C., and wash basin. Each bedroom provides ample space for large double beds and storage. Dual aspect windows flood each room with natural light.

The family bathroom comprises a large walk-in shower, W.C., and basin, adjacent to the bathroom is a utility cupboard for washing machine and dryer. Viewing is highly recommended.





Living/Reception Room
19'10" x 14'5" (6.06 x 4.41)

Kitchen
14'4" x 8'10" (4.39 x 2.70)

Bedroom One
17'10" x 11'4" (5.45 x 3.47)

Ensuite
4'10" x 6'3" (1.48 x 1.91)

Bedroom Two
13'11" x 12'2" (4.26 x 3.71)

Bedroom Three
14'10" x 8'9" (4.53 x 2.67)

Bathroom
7'8" x 7'6" (2.34 x 2.29)

Summerhouse
6'2" x 9'10" (1.89 x 3)

Additional Information.

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Ground Floor Apartment (additional access through shared entrance hall).

Property construction: Standard

Tenure: Leasehold with Share of the Freehold. 999 year Lease from 2005. No ground rent. Maintenance charge of £600 per annum. Long lets permitted, no holiday lets or pets.

Council Tax: Band: C

Mains Electricity

Mains Water & Sewage: Supplied by Wessex Water

Heating Type: Gas

Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker. checker.ofcom.org.uk/

Disclaimer.

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. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor, and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

