



130 High Street
Swanage, BH19 2PA

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Freehold

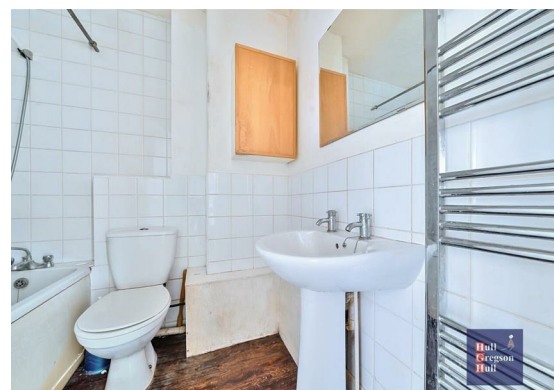
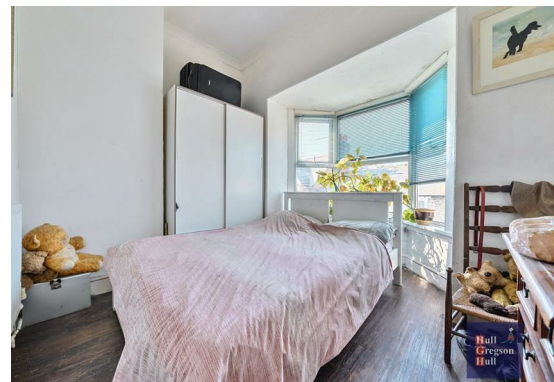


130 High Street

Swanage, BH19 2PA

- One Bedroom Top Floor Apartment
- Allocated Parking Space
- Beautiful Panoramic Views of Purbeck Hills towards Bay
- Spacious Living/Dining Area
- Share of Freehold
- Ideal First Time Buy
- Ready for Refurbishment
- Close to Local Amenities
- Perfect Buy to Let
- Short Distance from the Beach





We are delighted to present this one bedroom apartment, situated just a short walk away from Swanage Town Centre. Featured with stunning panoramic views over Swanage, and the Purbeck Hills towards the bay. This apartment is an ideal first time buy or buy to let, with each apartment owning a share of the freehold, managed between themselves.

The property is accessed through a communal entrance and stairs then rise to the top floor. Entering through the internal door, you are welcomed into a spacious living dining area, with a feature bay window



showcasing those beautiful countryside views. There is space for a large comfy sofa, dining table and chairs for two, TV and console, plus further seating in the bay window to enjoy the sunrise.

From the living area, there is access into the gully kitchen, currently equipped with base and eye-level storage, inset sink, and space for an oven, fridge, freezer and washing machine.

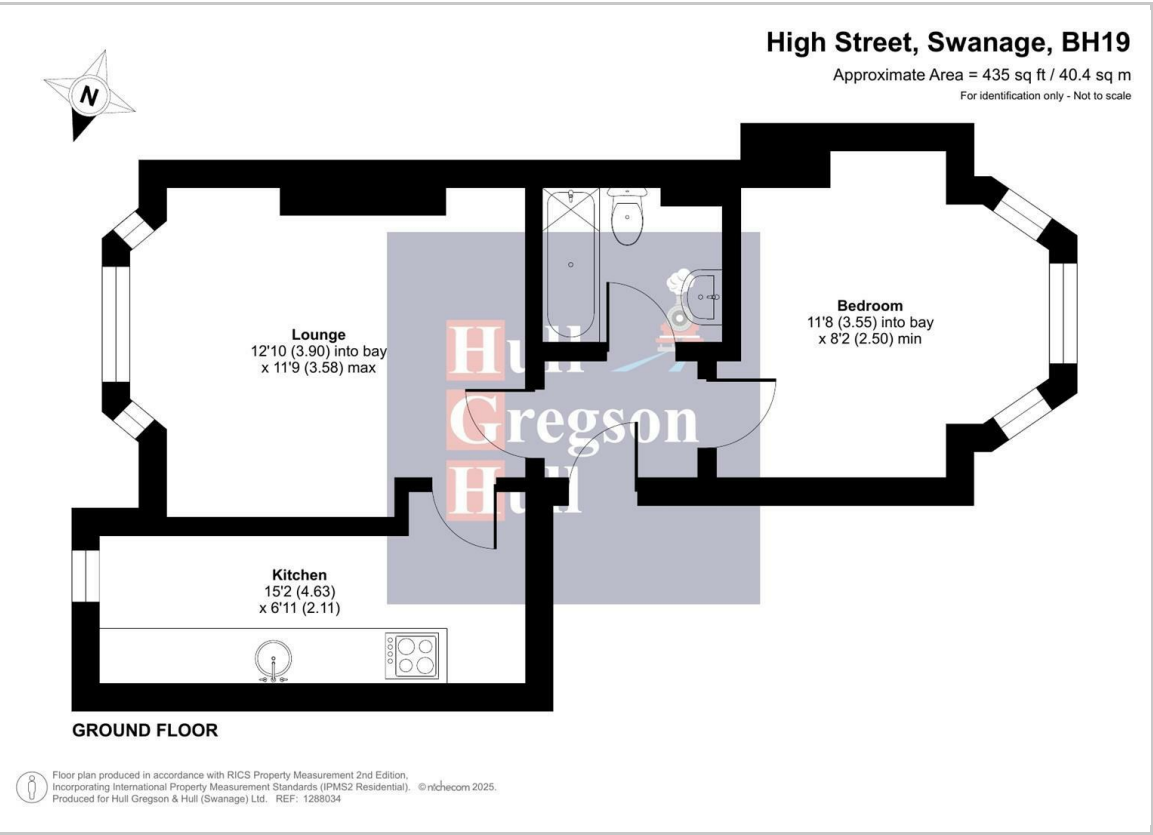
The bedroom sits ideally at the back of the property, promoting a space for serenity and privacy. This is a good-sized single room with storage space and plenty of evening sunshine!

The bathroom is conveniently just next door to the bedroom, and comprises of a bathtub with shower over, W.C., wash basin and heated towel rail.

The property benefits from the added luxury of an allocated parking space in Manwell Lane, just opposite the apartment building. The property is close to a local shop, Chinese takeaway and pub, making this an ideal purchase for first time buyers, a buy to let or simply a place to enjoy when you need some time away from the business of life.

The views are not to be missed, viewing is highly recommended.





- Lounge**
12'9" into bay x 11'8" max (3.90 into bay x 3.58 max)
- Kitchen**
15'2" x 6'11" (4.63 x 2.11)
- Bedroom**
11'7" into bay x 8'2" min (3.55 into bay x 2.50 min)

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. We are advised by the vendors that the property is a share of freehold, with maintenance fees charged on an 'as and when' basis. The building is managed by the four apartment owners. Long term lets are allowed, no holiday lets or short term lets. Pets are permitted with permission from the management company. Lease is approx 960 years.

- Property type: Apartment
- Property construction: Standard
- 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.gov.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.

