

FRIARS CLIFF

GUIDE PRICE £699,950





FRIARS CLIFF

A simply stunning detached chalet that has been comprehensively refurbished and skilfully extended to professional standards featuring stylish accommodation of approaching 2,000sqft. This lovely New England style home boasts impressive open plan living accommodation and generous bedroom space and stands on a wonderful plot with a large timber deck running right across the back overlooking the landscaped rear garden. Situated in this prestigious location just on the edges of Friars Cliff within the Highcliffe schools' catchment area and within walking distance of the beach. Vacant possession.

**FOUR BEDROOMS • TWO BATH/SHOWER ROOMS (ONE EN-SUITE) • TWO SEPARATE GF WC'S •
KITCHEN/DINING/LIVING ROOM • UTILITY ROOM • GARAGE • GARDENS • OFF-ROAD PARKING •**



The Property

- Contemporary and stylish detached chalet of approaching 2,000 sqft
- Superb master bedroom suite on the first floor with roof lantern and luxury en-suite bathroom
- Three further double bedrooms and two further luxuriously fitted bathrooms with underfloor heating
- Impressive reception hall with engineered oak floor
- Stunning open plan kitchen/dining/living room with full bi-fold doors leading on to the sun deck
- Top quality fitted kitchen with high gloss units, quartz worktops and top quality integrated appliances
- Separate utility/laundry room
- Brand new gas fired central heating
- Flat plastered ceilings, replacement internal doors and brand new floor coverings throughout
- Professionally landscaped rear garden enjoying a sunny, southwesterly aspect
- Detached garaging and plenty of off road parking
- Superb sun deck running across the back of the property and enjoying all day sunshine
- First class position on this quiet, no through road on the fringes of Friars Cliff
- A very smart property in this superb location
- Council Tax 'E' £2,184.15
- EPC rating 'C'





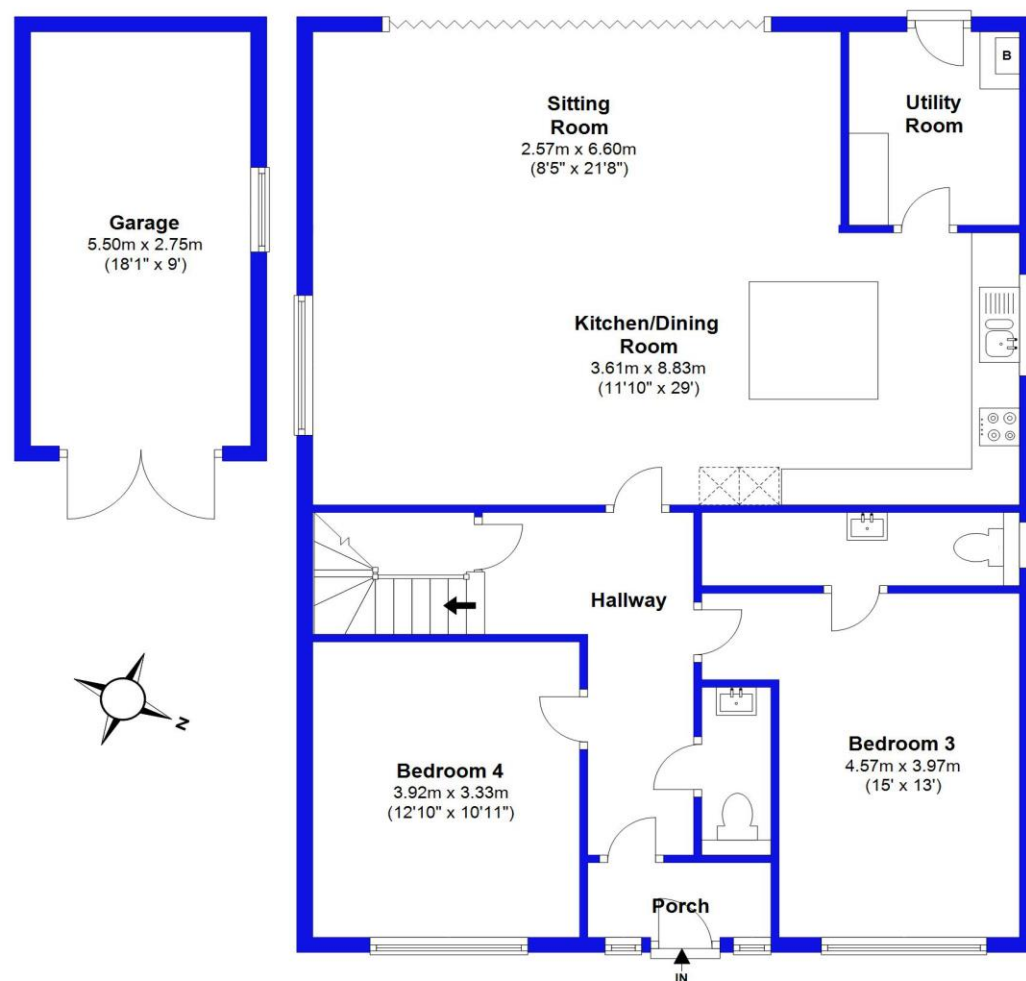
Location

Set on the fringes of Highcliffe and Mudeford, Friars Cliff is a sought after residential location providing access to the award winning sandy beaches of Avon Beach and Friars Cliff with its day beach huts and waterside cafes. Situated within close proximity to the main shopping areas of Christchurch and Highcliffe, the local schools and mainline railway station giving access to London in under two hours, this popular location is great for water sports enthusiasts, families and those looking to retire by the sea.



Approx Gross Internal Area: 175.0 sqm / 1884.7 sqft
Garage: 15.1 sqm / 162.5 sqft

Ground Floor



First Floor

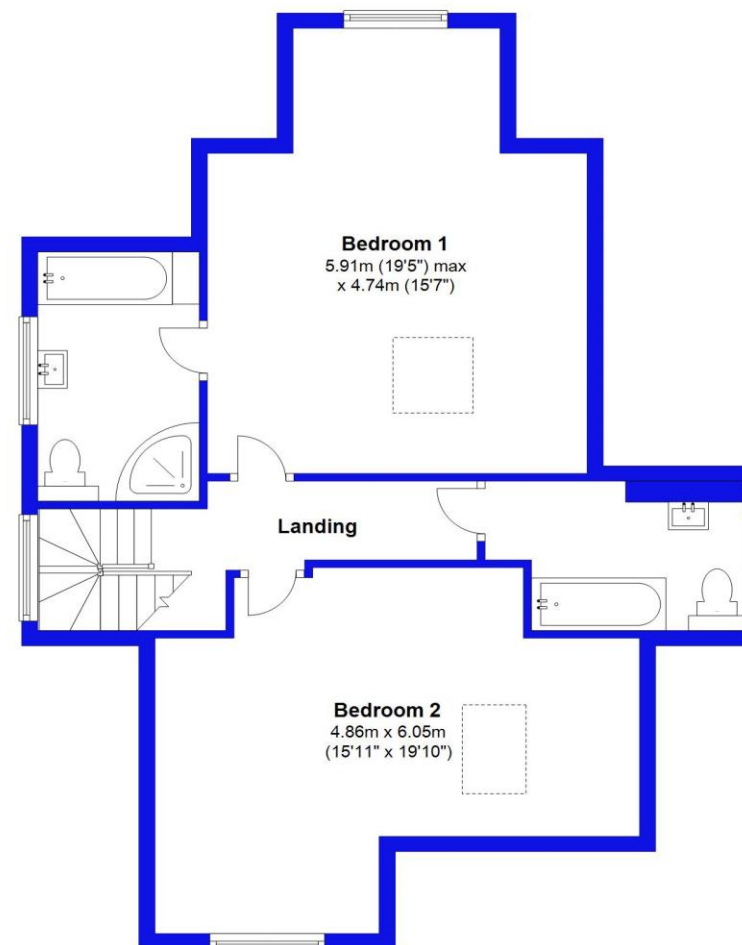
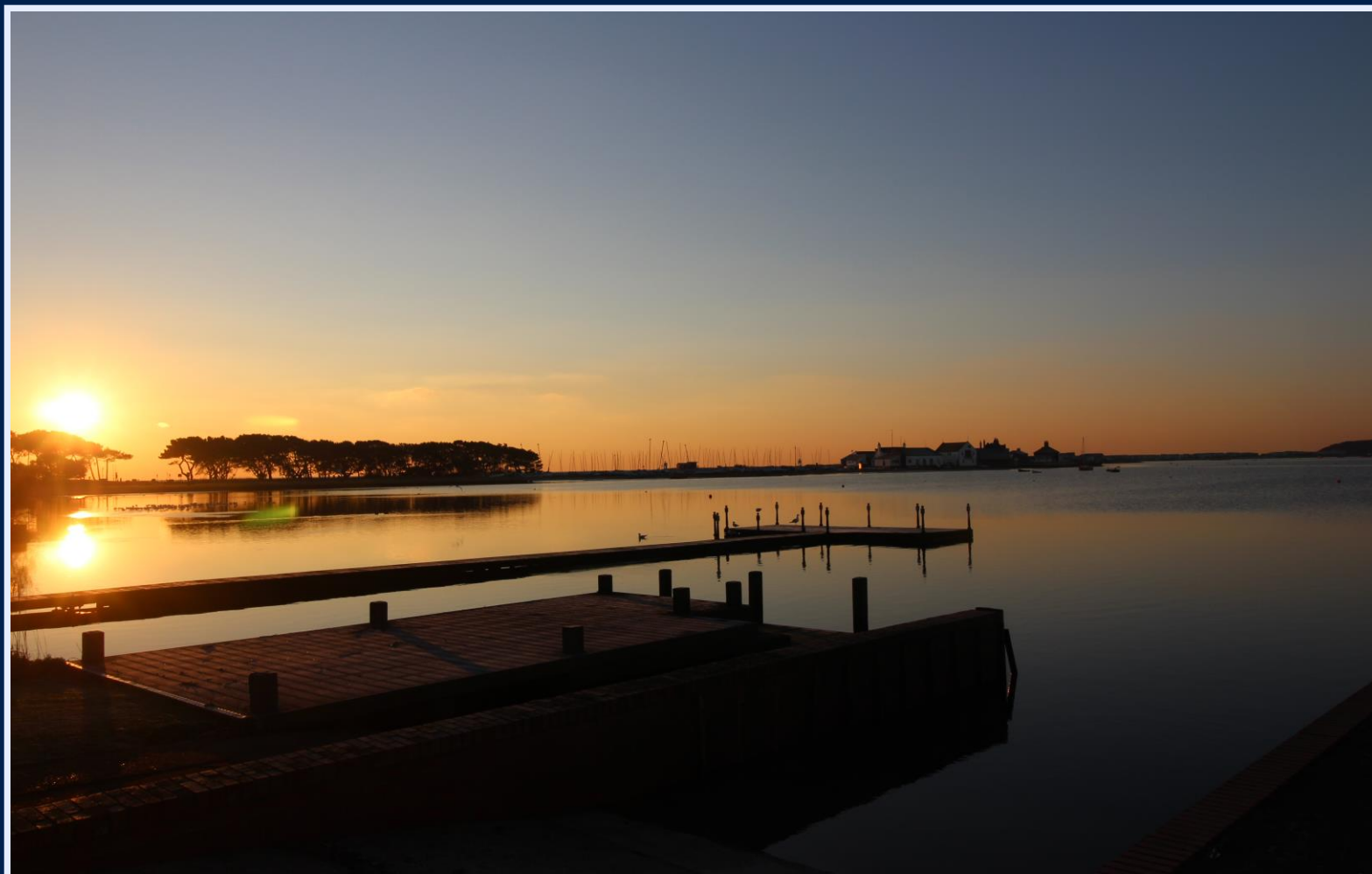


Illustration for identification purposes only; measurements are approximate, not to scale.
Plan produced using PlanUp.





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