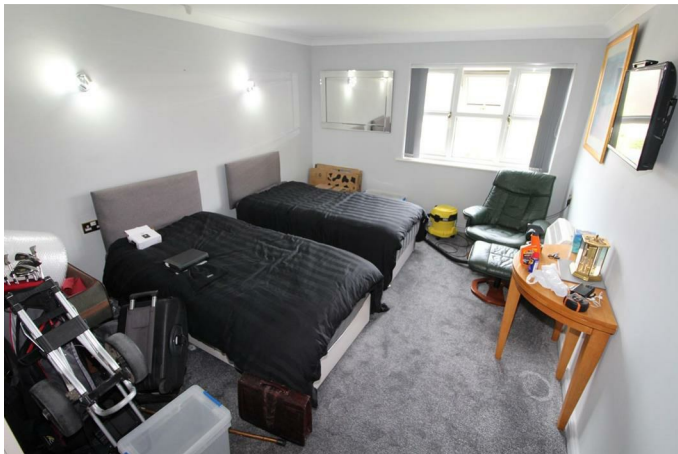




HUNTERS[®]
HERE TO GET *you* THERE

Wortley Road, Highcliffe, Christchurch | Asking Price £230,000
Call us today on 01425 272163



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	81	83
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		

Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

The Farthings is a retirement development of 32 apartments, for the over 60`s, built by Pennyfarthings Construction, local builders of repute. The development was completed in 1991 with each apartment sold on a 125 year Lease. The Farthings is situated in a very convenient location, within two minutes walk of the main shopping facilities of Highcliffe Village centre and within only five minutes walk of the cliff top, with its panoramic coastal walks and safe sandy beaches, The larger Town of Christchurch is a little over two miles distant, with its historic Priory and popular Monday Market.

Apartment 16, is sited on the first floor, and is one of the largest properties in this most sort after development, boasting a sitting/dining room measuring 23` 1``x 18` 7``, along with two double bedrooms, both with built in wardrobes. the lounge/diner leads into the recently refurbished kitchen.

The bathroom has been fully modernised and consists of a large walk-in shower, low level wc and basin unit. . Further features include a passenger lift to the two upper floors, a large residence lounge, overlooking the gardens to the rear, residence parking, along with a non resident house manager, who is sited in the front reception area, who is available to assist with day to day help, at specified times. Each unit is equipped with a care line alarm service, with easily located pull cords in each room and hallway.





Total Area: 94.3 m² ... 1015 ft²

All measurements are approximate and for display purposes only



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

302 Highcliffe, Dorset, BH23 5ET | 01425 272163 | highcliffesales@hunters.com

HUNTERS[®]
HERE TO GET *you* THERE