



11a

Whitecliff Crescent, Whitecliff, Poole, BH14 8DT

£4,000 Per Month



EST. 1977

KEY DRUMMOND

ESTATE AGENTS



11a

Whitecliff Crescent, Whitecliff, Poole, BH14 8DT

This exceptional family home is not to be missed, having been recently constructed by the current owners, this brand new, stunning four bedroom family home offers luxurious and contemporary living throughout, situated on a quiet road in the heart of Whitecliff and just moments from Whitecliff Harbourside Park.

- Luxurious New Home
- Views across Whitecliff Park
- Lilliput & Baden Powell School Catchment
- Open Plan Living
- Modern Spec Throughout
- Two Balconies

Local Authority , Tax Band D, Tenure:



## Property Comprises

This premium property is arranged over three floors and offers extremely versatile living accommodation. With a choice of two generous reception areas including the ground floor open-plan kitchen/living room with integrated appliances, breakfast bar and dining area, leading to the beautifully landscaped garden with large patio, perfect for entertaining and of low maintenance. The upstairs lounge offers extended living, with balcony and seating area, taking full advantage of the incredible views.

The property comprises of four spacious bedrooms, three of which have generously sized en-suites. The master bedroom has a cosy seating area, leading to it's own private Juliette balcony.

The ground floor also consists of a large utility room with appliances, leading to the garage, an office room/further bedroom and modern WC.

To the front of the property, the driveway boasts ample space for up to three vehicles.

Offered on an unfurnished basis from Mid-September, please get in touch to arrange a viewing on this luxurious family home.

EPC Rating - D

Council Tax Band - D

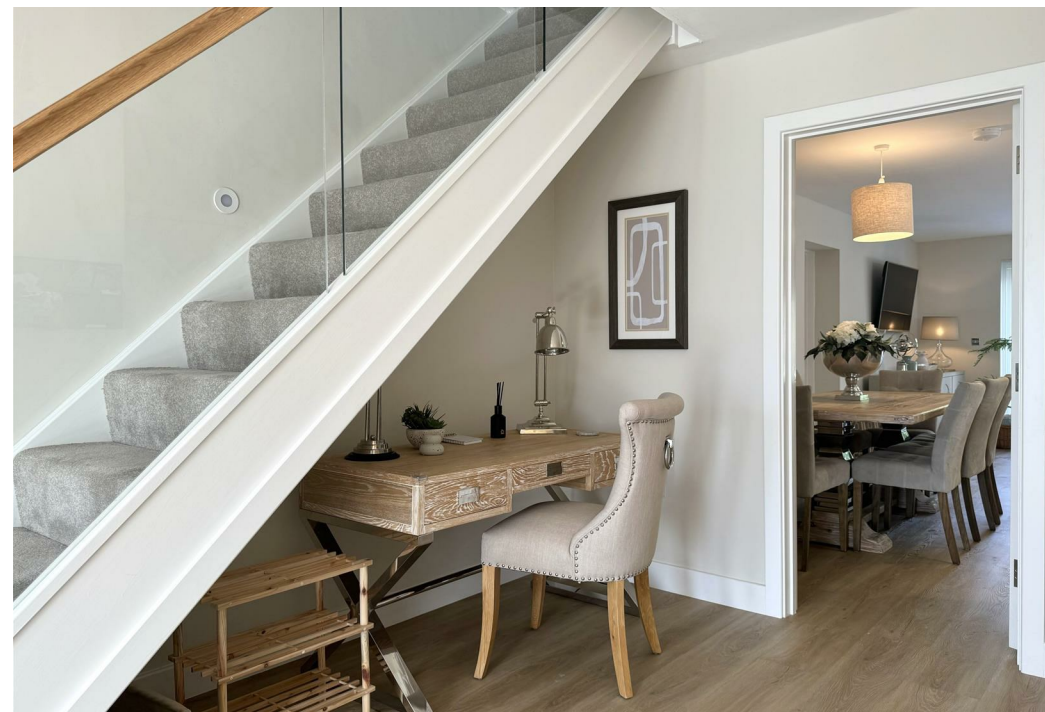
## Location

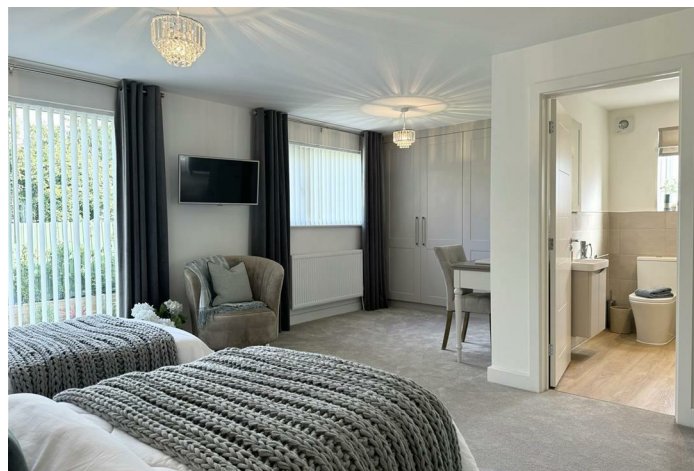
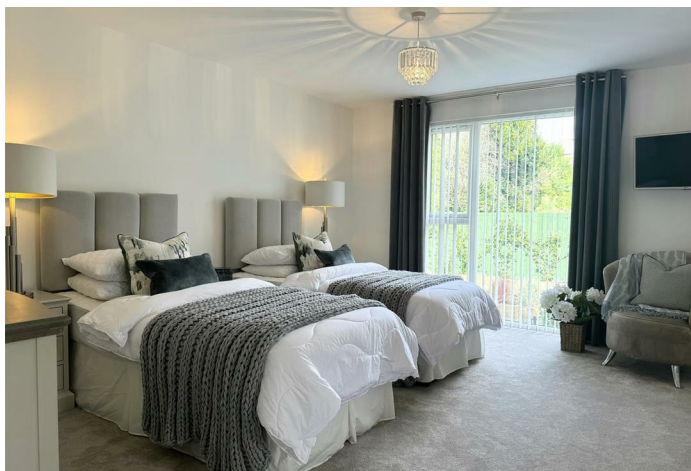
Whitecliff is conveniently situated close to many local shops and amenities in both Ashley Cross and Lilliput with their village style culture offering further entertainment and shopping facilities.

It is also within walking distance of the playing fields and children's play equipment at Whitecliff Harbourside Park, Poole Park with its cafes and leisure facilities, Salterns Marina, Parkstone Yacht Club and Parkstone Bay Marina.

The Whitecliff area offers easy access to the renowned award winning Blue Flag beaches which stretch from Bournemouth through to Sandbanks and enjoy the warmest temperatures in the UK and stunning views of the Isle of Wight and Purbeck Hills.

Lilliput is a short walk away and Canford Cliffs is close by offering a variety of shops, restaurants and bars, with Bournemouth and Poole town centres also within easy reach with a more diverse range of high street shops.







### *Property Requirements*

No Pets

No Smokers

You must be able to pass a credit check to rent this property

Household annual income 30 x Monthly Rental (£120,000)

### *Key Drummond Properties*

To see our properties before they go on the market please like us on

Facebook (Key Drummond Letting Agents) & Instagram

(keydrummondlettings)

### *Copyright*

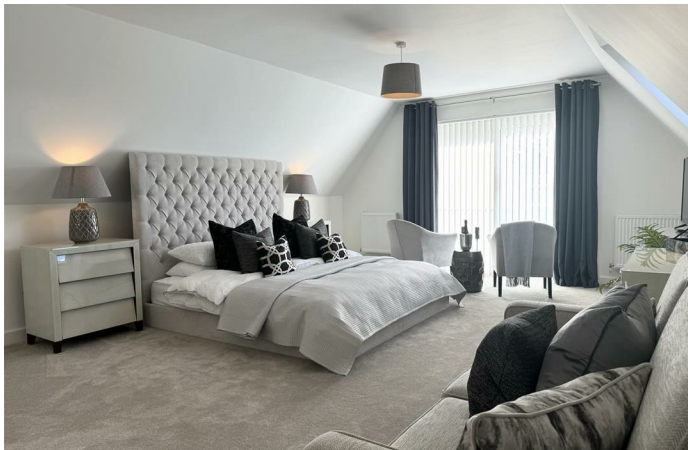
All photos, video, and drone footage are copyrighted by Worldwide

Property Sales TA Key Drummond Estate Agents. All rights reserved.

Any redistribution or reproduction of part or all of the contents in any form is prohibited other than the following:

1. You may print or download to local hard disk extracts for your personal and non-commercial use only
2. You may copy the content to individual third parties for their personal use, but only if you acknowledge Key Drummond as the source of the material

You may not, except with our express written permission, distribute or commercially exploit the content. Nor may you transmit it or store it on any other website or another form of the electronic retrieval system.



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. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

