

Luxury+Prestige



APARTMENT 6 HEATHSIDE COURT

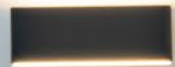
28 AVALON, EVENING HILL, POOLE, BH14 8HT















TAKE A STEP INSIDE



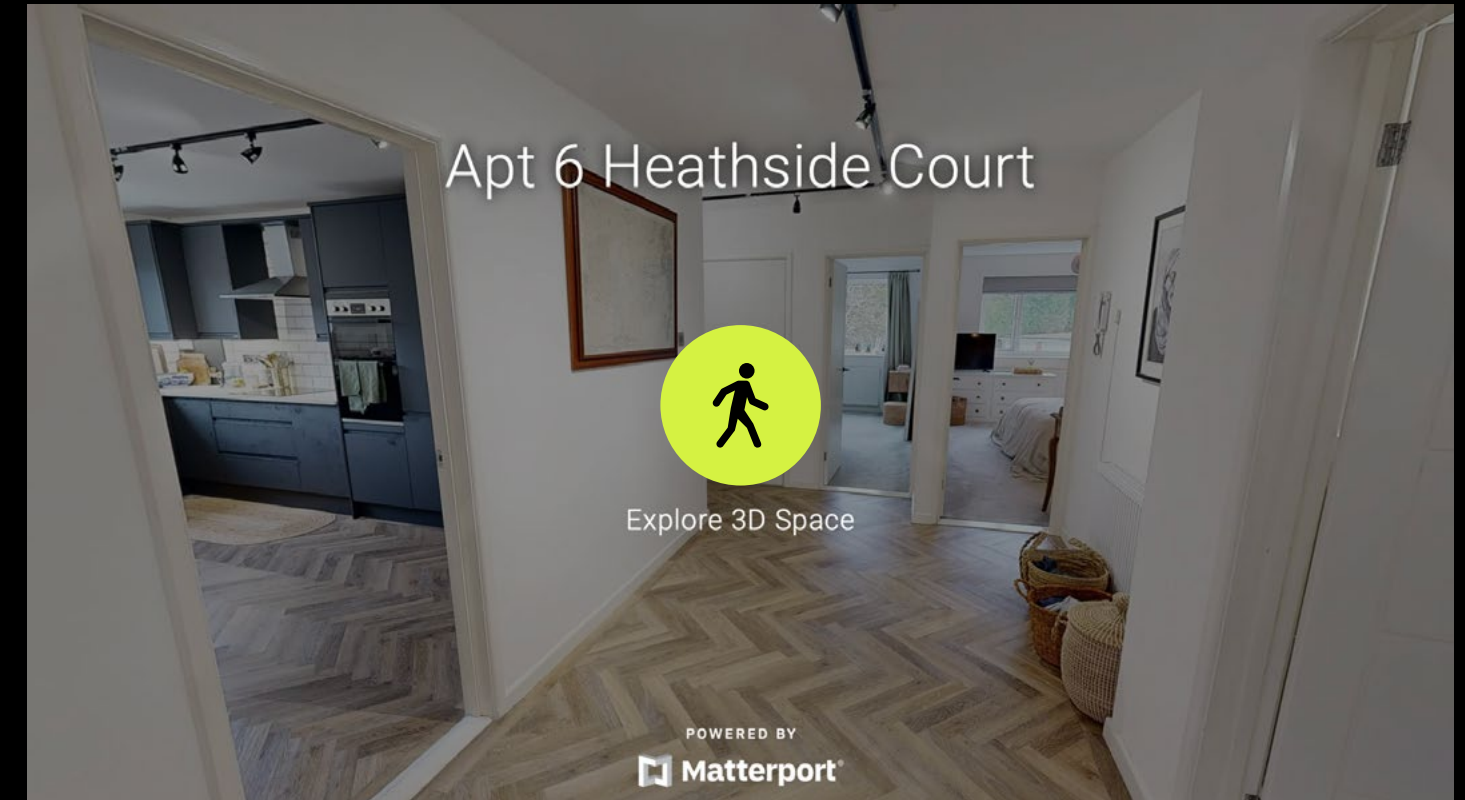
Simply click on the thumbnail above to let one of our team give you a guided tour of the highlights.

If you are longing for a more in-depth explore at your own pace, then head across the page to our fully interactive 3D tour.

vimeo

Can't wait to view in person?

All of our properties feature a professionally produced one minute video, personally introduced by a member of our team as well as a fully interactive 3D tour.



Simply click on the thumbnail above to take a step inside and explore this beautiful home.

This fully immersive experience allows you to 'click and drag' your way through the property at your own pace. It is best viewed on a desktop screen or in landscape mode on your smartphone or tablet.

Matterport™

Floorplan

Apartment 6 Heathside Court,
28 Avalon, Evening Hill, Poole, BH14 8HT

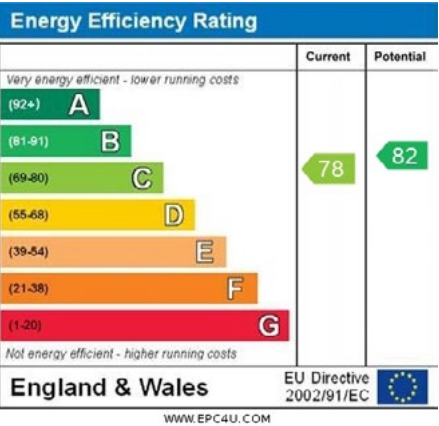
GROSS INTERNAL AREA

Apartment: 1,458 sq. ft / 135 m²

Overall Total: 1,458 sq. ft / 135 m²

Balcony: 74 sq. ft / 6 m²

Sizes and dimensions are approximate, actual may vary.



Summary

Heathside Court is situated a stone's throw from the shores of Poole Harbour in Lilliput.

Leave the development and the shops and amenities of Lilliput Village are a short walk in one direction, whilst the famous Evening Hill Viewpoint, overlooking the harbour and the world famous Sandbanks Peninsula, is a short stroll in the other. Apartment 6 is located on the first floor and has been completely refurbished by the current owner to create a stylish and modern living space. It extends to 1,458 square feet with generously proportioned rooms including an open plan living / dining room, a separate kitchen, three bedrooms and two bathrooms. The stunning kitchen features a breakfast bar and a range of built in appliances and the living / dining room has a dual aspect and access to the Southwest facing balcony via sliding patio doors. The principal bedroom is spacious and has its own en suite shower room, whilst bedrooms two and three share a super stylish family bathroom. It benefits from a single garage with power and there is plenty of communal surface parking. With its generous size it could make a beautiful main home or equally a luxury second home with room for guests.

Details

Guide Price:

£650,000

Tenure:

Leasehold & Share of Freehold

Lease Length:

999 years from 25/12/1994

Maintenance:

c. £1,900pa

Ground Rent:

Peppercorn*

* Ground Rents can increase over time and advice should always be sought from your solicitor before exchange of contracts.

Pets:

Not permitted

Stamp Duty:

Main Home

£20,000**

Additional Home

£52,500**

** based on guide price, correct as at 31.01.25

Local Authority:

BCP Council

Council Tax:

Band F

2024/2025

£3,102.30pa***

*** Amount shown is for a main home, please seek advice for additional home.

Services:

Mains gas, electricity, water and drainage

Key features

- + First floor apartment with large balcony
- + Extends to 1,458 square feet
- + Stunning open plan living space
- + Three bedrooms, two bathrooms
- + High specification
- + Great balcony
- + Private garage and residents parking
- + Well maintained apartment block
- + Lilliput amenities nearby
- + Short walk to harbour and beaches

Our team



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