



8 DURLSTON POINT, PARK ROAD, SWANAGE  
£350,000 Shared Freehold



This spacious modern apartment is situated on the second floor of a superior block which occupies an outstanding position on the southern slopes of the town and enjoys good views across Swanage Bay to Ballard Down, the Isle of Wight and Hampshire coastline in the distance. Durlston Point was constructed during the 1990s with external elevations of brick and part stone under a tiled roof.

8 Durlston Point has been well maintained by the current owners and offers a large living room with circular balcony and has the considerable advantage of lift access and a dedicated parking space.

The seaside town of Swanage lies at the Eastern tip of the Isle of Purbeck, delightfully situated between the Purbeck Hills. It has a safe, sandy beach, and is an attractive mixture of old stone cottages and more modern properties, all of which blend in well with the peaceful surroundings. To the South is the Durlston Country Park renowned for being the gateway to the Jurassic Coast and World Heritage Coastline. The market town of Wareham is some 9 miles away and has main line rail link to London Waterloo (about 2.5 hours).

Property Ref: PAR1912

Council Tax Band D



The entrance hall is central to the accommodation and leads to the good sized dual aspect living room. Double doors open to the attractive circular balcony which enjoys views across the bay to the Isle of Wight in the distance. Glazed doors also lead to the kitchen which is fitted with a range of light units, contrasting worktops and integrated appliances.

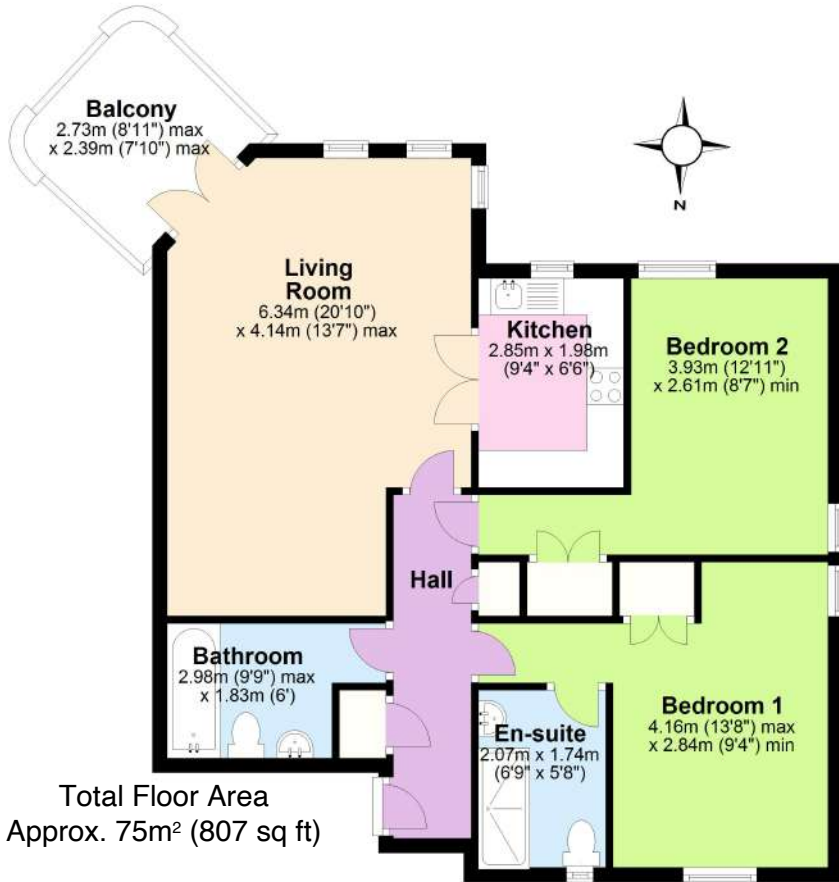
There are two good sized double bedrooms, both with recessed wardrobes. The master bedroom also has the advantage of a en-suite shower room with large walk-in shower. The family bathroom including bath with shower over completes the accommodation.

Outside, the apartment has an allocated parking space on the private forecourt at the front of the block and there are visitor's parking spaces opposite the building.

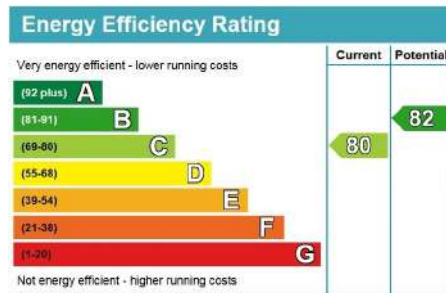
**TENURE** Shared freehold. 125 year lease from 1 January 1995. Shared maintenance liability £1,980pa. Long lets and pets are permitted; holiday lets are permitted for a **maximum of 13 weeks per annum**.

All viewings must be accompanied and these are strictly by appointment through the Sole Agents, Corbens, **01929 422284**. Postcode **BH19 2AE**.

## Second Floor



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