



25 DAYS ROAD, SWANAGE  
£320,000 Freehold

This semi-detached house is located on the Western outskirts of Swanage, approximately 1.3 miles from the town centre and close to schools and open country. The property is former local authority owned and thought to have been built during the 1930s. It is of traditional cavity construction with external walls of brick, the upper elevations being cement rendered under a tiled roof.

25 Days Road offers well presented, good sized accommodation with views of the Purbeck Hills from the first floor and is an ideal first time buy/family home. It has the considerable advantage of a good sized rear garden with a useful shed and off-road parking for at least 2 vehicles at the front.

Swanage lies at the Eastern tip of the Isle of Purbeck delightfully situated between the Purbeck Hills. It has a fine, 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 Durlston Country Park renowned for being the gateway to the Jurassic Coast and World Heritage Coastline.

**VIEWING** By appointment only through Sole Agents, Corbens, 01929 422284. The postcode for this property is **BH19 2JW**.

Property Ref DAY2195

Council Tax Band B - £2,091.79 for 2025/2026



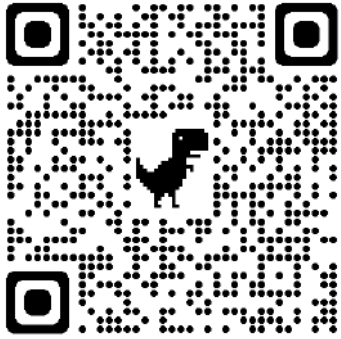
This attractive semi-detached home is decorated in neutral tones throughout, maximising the spatial feel. The good sized living room is at the front of the property and has an attractive solid oak door from the hall with wooden floor. A wide throughway leads to the kitchen which has been refitted in recent years with a stylish range of ivory units, wooden worktops and integrated fridge/freezer, electric oven and hob and has space for a slimline dishwasher. Leading off is a small utility area which provides space for washing machine. There is also a cloakroom.

On the first floor there are two bedrooms and a shower room, all three rooms have the attractive solid oak doors and the two bedrooms have wooden floors, the shower room floor is tiled. The principal room is particularly spacious at the front of the property and has a large window giving views of the Purbeck Hills in the distance. Bedroom two (currently used as an office) is a small double/twin room overlooking the garden at the rear. The shower room is fitted with a modern suite and completes the accommodation.

Outside, there is off-road parking for at least 2 vehicles at the front of the property. At the rear, the good sized garden is bound by a mix of fencing and hedging and is mostly laid to lawn with a paved patio area, mature shrubs and ornamental trees. There is also a useful shed.



Total Floor Area - Approx. 66m<sup>2</sup> (710 sq ft)



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