



2 SPRING HILL, SWANAGE  
£495,000

This substantial semi-detached house is situated in a very convenient central position approximately 500 metres from the town centre and Swanage Beach. The property is thought to have originally been built in the 1920s and is of brick construction, the upper elevations having a mock Tudor facade with cement rendering, under a clay tiled roof.

The property benefits from spacious and versatile accommodation with some views of the Purbeck Hills. Currently used as a holiday home and is in good condition.

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 please through Corbens, 01929 422284. Please note the post code is **BH19 1EY**.

Property Ref SPR1920      Council Tax Band F - £3,884.75 for 2025/2026

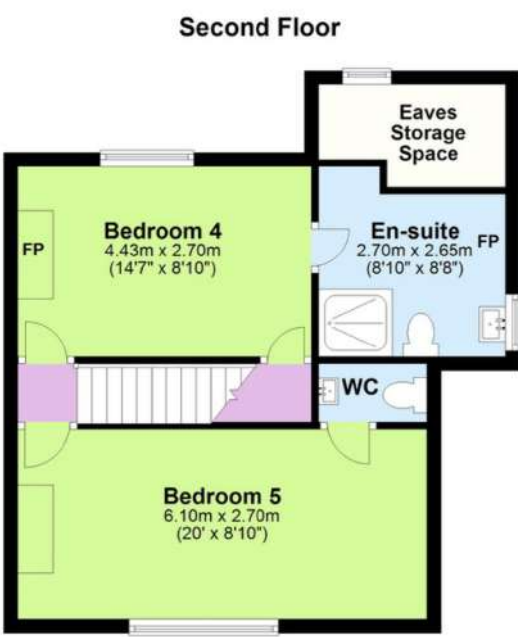


Offering extremely spacious accommodation arranged over three floors, the wide entrance hall leads to three generous reception rooms. Both the living room, situated to the front of the property, and the dining room have large bay windows maximising natural light. Beyond the sitting room, the main kitchen is fitted with an extensive range of units, fridge/freezer, range cooker and leads to the conservatory, which is currently being used as a games room and opens onto the rear garden. There is also a ground floor cloakroom.

On the first floor there are three good sized double bedrooms, bedrooms 2 and 3 have fitted wardrobes. A bathroom room and separate WC complete the accommodation on this level.

Two further bedrooms, one with en-suite shower room and one with an en-suite WC are situated on the second floor.

To the front, the garden is partly laid to lawn with mature shrubs and a Purbeck stone paved pathway. The rear garden enjoys South and West aspects and has Purbeck stone paved patio and ornamentally pebbled sections with mature shrub and flower borders.



Total Floor Area Approx. 176m<sup>2</sup> (1,894 sq ft)



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