

Flat 8 Landmark

14 Seacombe Road
Sandbanks, Poole
BH13 7RJ



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Offers in excess of £875,000

Stylish coastal home situated in a quiet elevated position offering far reaching harbour and sea views, exceptional sense of space, luxurious fixtures and fittings through out along with private outdoor seating make this a one of a kind home.

Summary of Accommodation

Far reaching harbour and sea views

Secure garage and undercover parking

200m walk to sandy beaches

Exceptional double height loft-style living spaces

Recently refurbished to exceptional specification

Three bedrooms / two bathrooms

Quiet and secluded location

Bespoke kitchen with social breakfast bar





Landmark is an established development combining elements of the coastal award-winning sandy beach location with contemporary modern living and internal finishes.

This 3 bedroom duplex penthouse apartment extends to an impressive 1524 sqft of living space with exquisite vista views of Poole Harbour and is located in one of the most prestigious areas in the country. The Sandbanks area offers outstanding local amenities with an abundance of things to do in the surrounding area with some of the finest views of Poole Harbour and the award-winning blue flag beaches nearby.

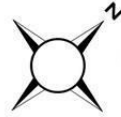
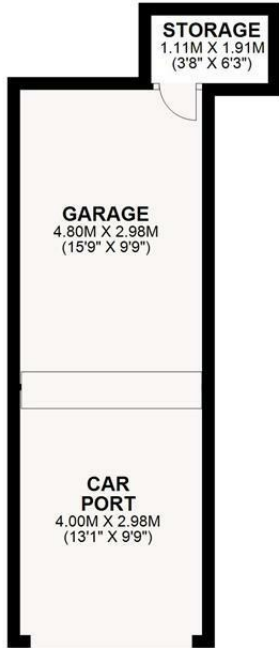
Located on one of the highest points of Sandbanks, the lower section of the drive gives ample visitors parking which then flows up the residents parking area, with a private garage and parking for 1 vehicle and stairs to all floors.

This duplex apartment has been extensively and beautifully modernised throughout and benefits from an open plan kitchen / breakfast room which extends through to a living area, with feature double height glazing that offers exquisite vista views of Poole Harbour and double height vaulted ceilings which give a grand sense of light and space.

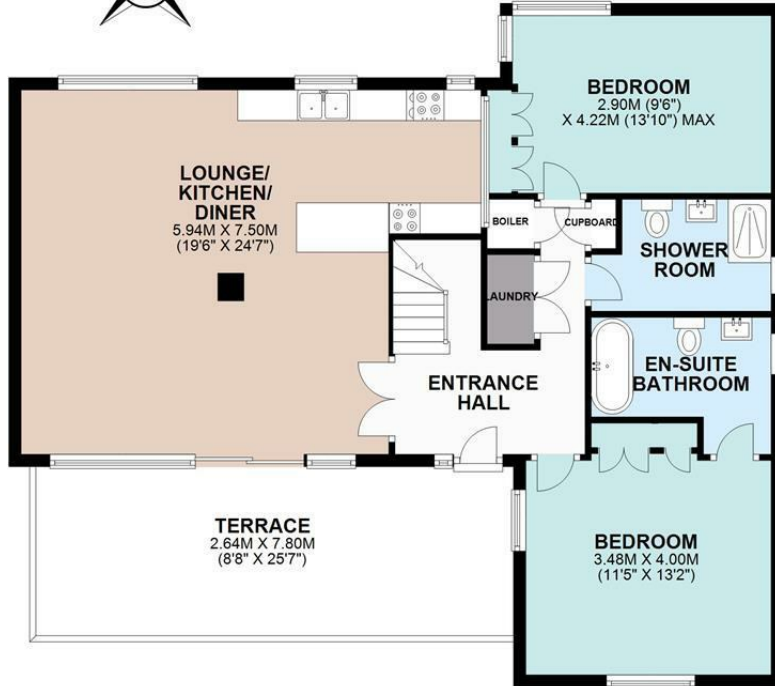
The modern fitted kitchen / breakfast area, the living room, principle bedroom with ensuite, guest bedroom and family bathroom are located on this level with internal stairs leading up to the final bedroom and office.

The specification and finish has been meticulously completed through its recent refurbishment. This property comes highly recommended for viewing.

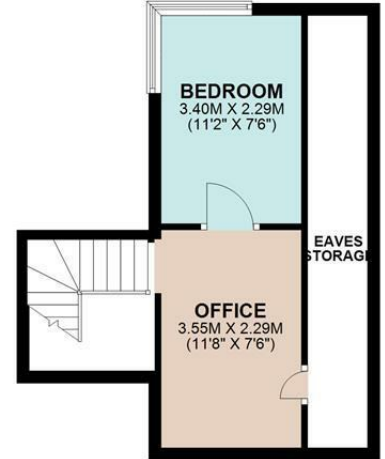
GROUND FLOOR
APPROX. 28.7 SQ. METRES (308.9 SQ. FEET)



PENTHOUSE LOWER LEVEL
MAIN AREA: APPROX. 91.9 SQ. METRES (989.4 SQ. FEET)
Plus terrace: approx. 20.6 sq metres (221.5 sq. feet)



PENTHOUSE UPPER LEVEL
MAIN AREA: APPROX. 20.7 SQ. METRES (222.4 SQ. FEET)
Plus eaves storage: approx. 6.9 sq metres (74.3 sq. feet)



MAIN AREA: APPROX. 141.3 SQ. METRES (1520.7 SQ. FEET)
PLUS TERRACE, APPROX. 20.6 SQ. METRES (221.5 SQ. FEET)
PLUS EAVES STORAGE, APPROX. 6.9 SQ. METRES (74.3 SQ. FEET)

Bournemouth Energy Floor Plans are provided for illustration/identification purposes only. Not drawn to scale, unless stated and accept no responsibility for any error, omission or mis-statement. Dimensions shown are to the nearest 7.5 cm / 3 inches. Total approx area shown on the plan may include any external terraces, balconies and other external areas. To find out more about Bournemouth Energy please visit www.bournemouthenergy.co.uk (Tel: 01202 556006)
Plan produced using PlanUp.

Lloyds Property Group

PROPERTY NAME

Flat 8 Landmark

LOCATION

BH13 7RJ

TOTAL FLOOR AREA

1524.00 sq ft

COUNCIL TAX

Band F BCP

VIEWING ARRANGEMENTS

Telephone: +44 (0) 1202 708044

Email: enquiries@lloydspropertygroup.com

Ref: 3565

Monday - Friday 09:00 - 18:00

Saturday 10:00 - 16:00

Sunday By appointment only

Illustration for identification purposes only, measurements are approximate, not to scale