



High Street
Swanage, BH19 2PQ

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Freehold

Hull
Gregson
Hull

High Street

Swanage, BH19 2PQ

- Two Double Bedroom Terraced House
- Ideal First Time Buy
- Spacious Living Area
- Enclosed Rear Garden
- Bathroom on the Ground Floor
- Close to Town Centre
- Flat Walk to Local Amenities
- Close to Local Schools
- Purbeck Stone Build with Character Features
- Perfect Investment Opportunity





Welcome to Swanage High Street, leading through the heart of the town to the award-winning sandy beaches, traditional theatre, steam train, independent pubs, boutique shops schools and churches. This Purbeck stone built two bedroom terrace house is presented to market with NO FORWARD CHAIN, and makes an ideal investment property or first time buy.



Stepping through the front door we are welcomed into the spacious living room, with character features such as exposed beam, window nook and fireplace. The living room has plenty of space for sofas and

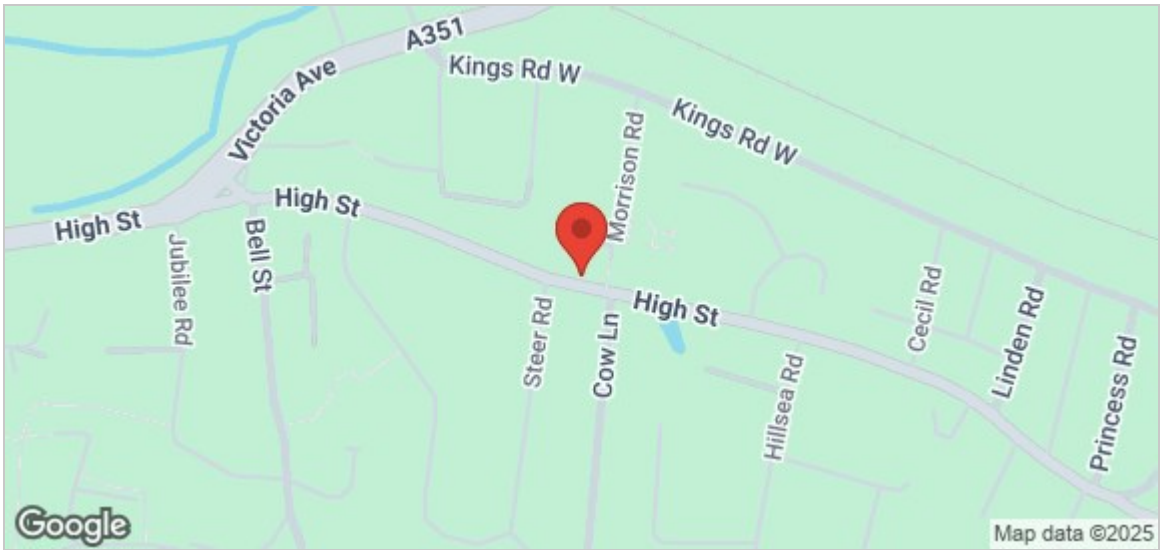
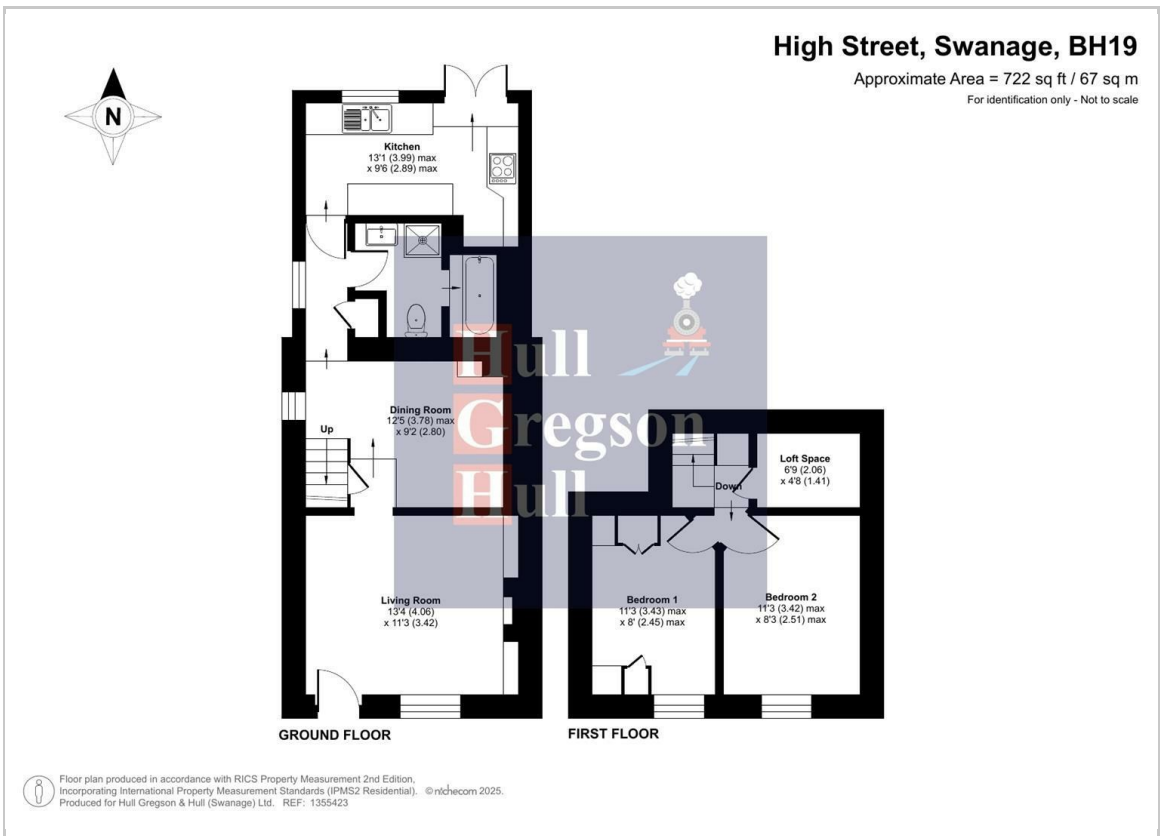


coffee table, making this an ideal room for relaxing with family or entertaining friends. Adjacent to the living room is the dining area with space for a family dining table and chairs, makes a great spot for children to do their homework under your watchful eye! The dining area leads through a short hallway on to the family bathroom, currently comprised of a separate shower cubicle, bath, wash basin and W.C. Lastly, at the end of the hall is the well-equipped, spacious galley kitchen with base and eye-level storage cupboards, inset sink with window above overlooking the garden, space and plumbing for dishwasher and washing machine, and plenty of room for a large American-style fridge freezer. French doors open onto a good-sized enclosed garden, currently patioed with border flower beds and Astro turf making for a very low-maintenance garden. A gate provides side access to the property.

Upstairs, bedroom one is a good-sized double room with space for storage, and character features such as exposed beams and high ceilings for a more spacious feel. Next door is the second bedroom, another good sized double room ideal for growing children or as spare accommodation for friends to stay. There is handy storage space at the top of the stairs in the eaves.

This property is offered to market with no forward chain, viewing is highly recommended.





Living Home
13'3" x 11'2" (4.06 x 3.42)

Dining Room
12'4" max x 9'2" (3.78 max x 2.80)

Kitchen
13'1" max x 9'5" (3.99 max x 2.89)

Bedroom One
11'3" max x 8'0" max (3.43 max x 2.45 max)

Bedroom Two
11'2" max x 8'2" max (3.42 max x 2.51 max)

Loft Space
6'9" x 4'7" (2.06 x 1.41)

Disclaimer.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor, and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Additional Information.

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: House
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker. checker.ofcom.org.uk/

