

Marshall Row

Swanage, BH19 2AF

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£399,950 Freehold

Hull Gregson Hull

Marshall Row

Swanage, BH19 2AF

- Superb Two Bedroom Residence
- Garage and Parking
- Moments from the Beach
- No Forward Chain
- Ensuite to the Principal Bedroom
- Southerly-Facing Courtyard Garden
- Close to All Local Amenities
- Ideal Tucked Away Home
- Beautifully Presented Throughout
- Perfect Holiday Property

















Welcome to Hardy Court, a quaint terrace of Purbeck stone homes situated just moments from Swanage beach and town centre. With nearby independent restaurants and local amenities to enjoy, this beautifully presented two bedroom home is the perfect holiday home by the sea, or a great investment opportunity.

Stepping through the front door we are greeted by a bright and airy hallway with built-in storage for shoes and coats, leading firstly to the generous principal bedroom. This spacious bedroom offers the added benefit of a double walk-in shower, W.C., built-in storage units and a vanity wash basin, adding a touch of luxury to this coastal retreat.

From the hallway, stairs then rise to the first floor, on which the living room, kitchen, shower room and second bedroom are situated. The living area boasts a cosy atmosphere with a large window beckoning in the sunshine whilst offering a glimpse towards the sea just moments away. Here there is plenty of space for a comfy sofa suite, coffee table and TV with console. An ideal place to put your feet up after a long day at the beach. Just adjacent to the living room is the kitchen. A practical u-shaped kitchen designed in calming cream tones and granite - effect worktops, fitted with both base and eye-level storage units, inset sink, integrated fridge and freezer, space for a washing machine and four-ring gas hob with oven under. There is side access into the property from the kitchen, making this an ideal space to create comforting meals together before enjoying the evening sunshine in the courtyard.

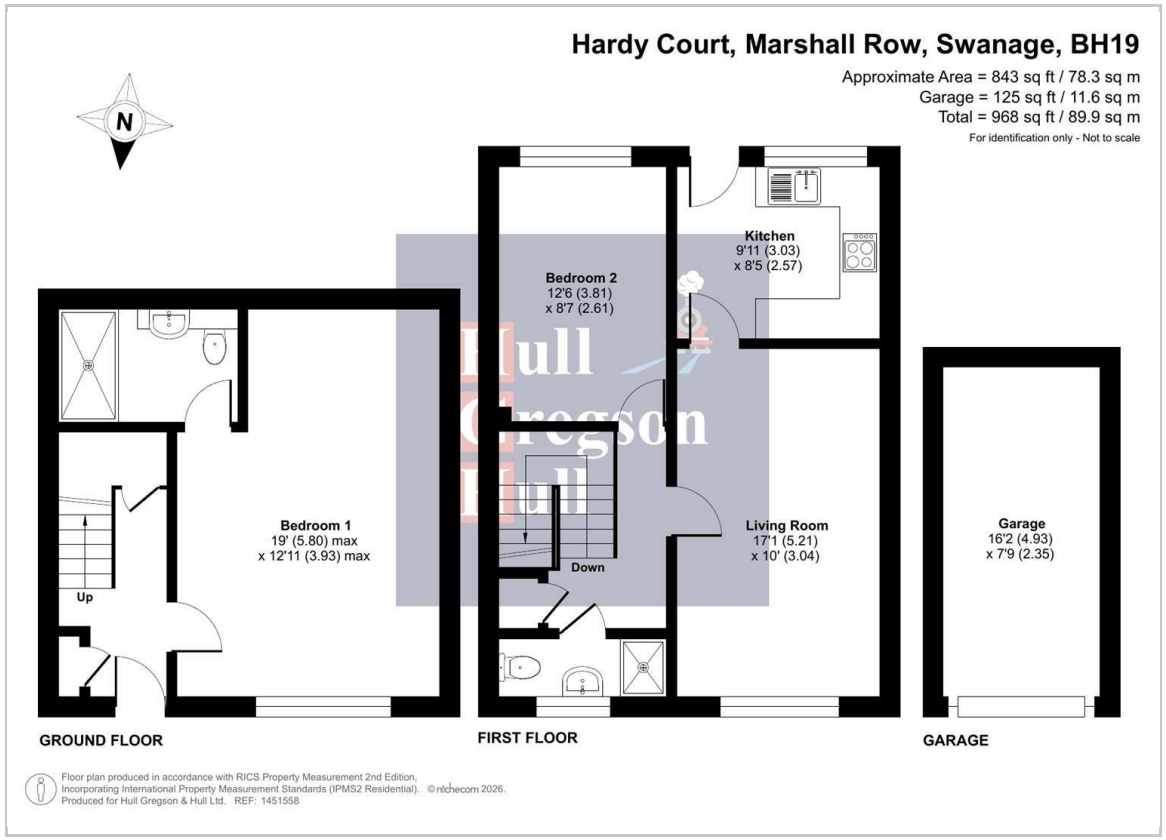


Bedroom two is a good-sized double bedroom which would make great guest accommodation or an office to work from home, with plenty of space for a double bed, desk and free-standing storage. Bedroom two is served by the family shower room comprising a shower cubicle, wash basin and W.C. Also, there is a convenient storage cupboard just outside the shower room, providing essential storage space for towels and linens.



Outside, the property benefits from a Southerly-facing courtyard, with beautiful established tropical planting, Purbeck stone walls and patio which creates a serene coastal suntrap to enjoy. To the front of the property there is parking available as well as a separate single garage with light and power.

This superb two bedroom home is located just moments from Swanage town centre which is an idyllic seaside town with a variety of boutique shops, independent pubs, schools and churches, as well as the award-winning sandy beaches and stunning coastal walks. Viewing is highly recommended.





Ground Floor

Bedroom One
19'0" x 12'10" (5.80 x 3.93)

Ensuite

First Floor

Bedroom Two

Living Room
17'1" x 9'10"/13'1" (5.21 x 3/04)

Kitchen
9'11" x 8'5" (3.03 x 2.57)

Shower Room

Garage
16'2" x 7'8" (4.93 x 2.35)

Parking Space

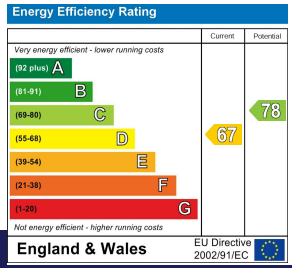
Additional Information.

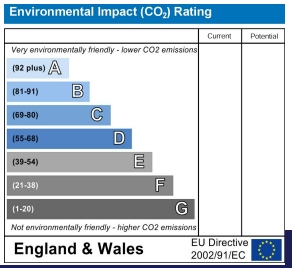
The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: End of Terrace House
Property construction: Standard
Tenure: Freehold
Council Tax: Band D
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/

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