

Kings Road West, Swanage, BH19 1HT

£485,000

MOLLARO

DORSET & NEW FOREST ESTATE AGENTS





A CHARACTERFUL FAMILY HOME SET JUST A SHORT WALK FROM THE TOWN CENTRE & BEACH

Situated in a convenient and sought-after position, this beautifully presented home offers the perfect blend of character, comfort and modern family living. Set within easy walking distance of the beach and the town centre's excellent selection of shops, cafés, restaurants and facilities, it is ideally placed for those seeking both lifestyle and convenience.

The property is presented in excellent condition throughout and features an impressive extended open plan living, dining and kitchen area, creating a bright and sociable space that is perfect for family life and entertaining. A separate cosy sitting room provides a welcoming retreat, full of charm and character. Upstairs, the three bedrooms offer comfortable accommodation and are complemented by a family bathroom. Outside, the delightful rear garden has been enhanced with a newly fitted decking area, providing an ideal spot for outdoor dining or relaxing whilst enjoying views towards the iconic heritage steam railway. To the front, a driveway provides off-road parking and leads to a garage, offering excellent storage or additional parking.

Combining character features with modern living in a popular location, this presents an exceptional opportunity for those looking to enjoy everything this charming home has to offer.



KEY FEATURES

- Ideal Family Home in a Convenient Position
- Characterful Semi-Detached Property in Excellent Condition Throughout
- Three Bedrooms
- Extended Living/Dining/Kitchen to Rear
- Separate Cosy Sitting Room
- Driveway Off Road Parking & Garage
- Delightful Rear Garden with Newly Fitted Decking Area
- Views of the Heritage Steam Railway to Rear
- Just a Short Walk from the Town Centre & Beach
- No Forward Chain






KITCHEN
DISCO
RAYMOND







ADDITIONAL INFORMATION

Room Dimensions

Please See Floorplan

Tenure

Freehold

Council Tax

Band D - Dorset Council








Jasper

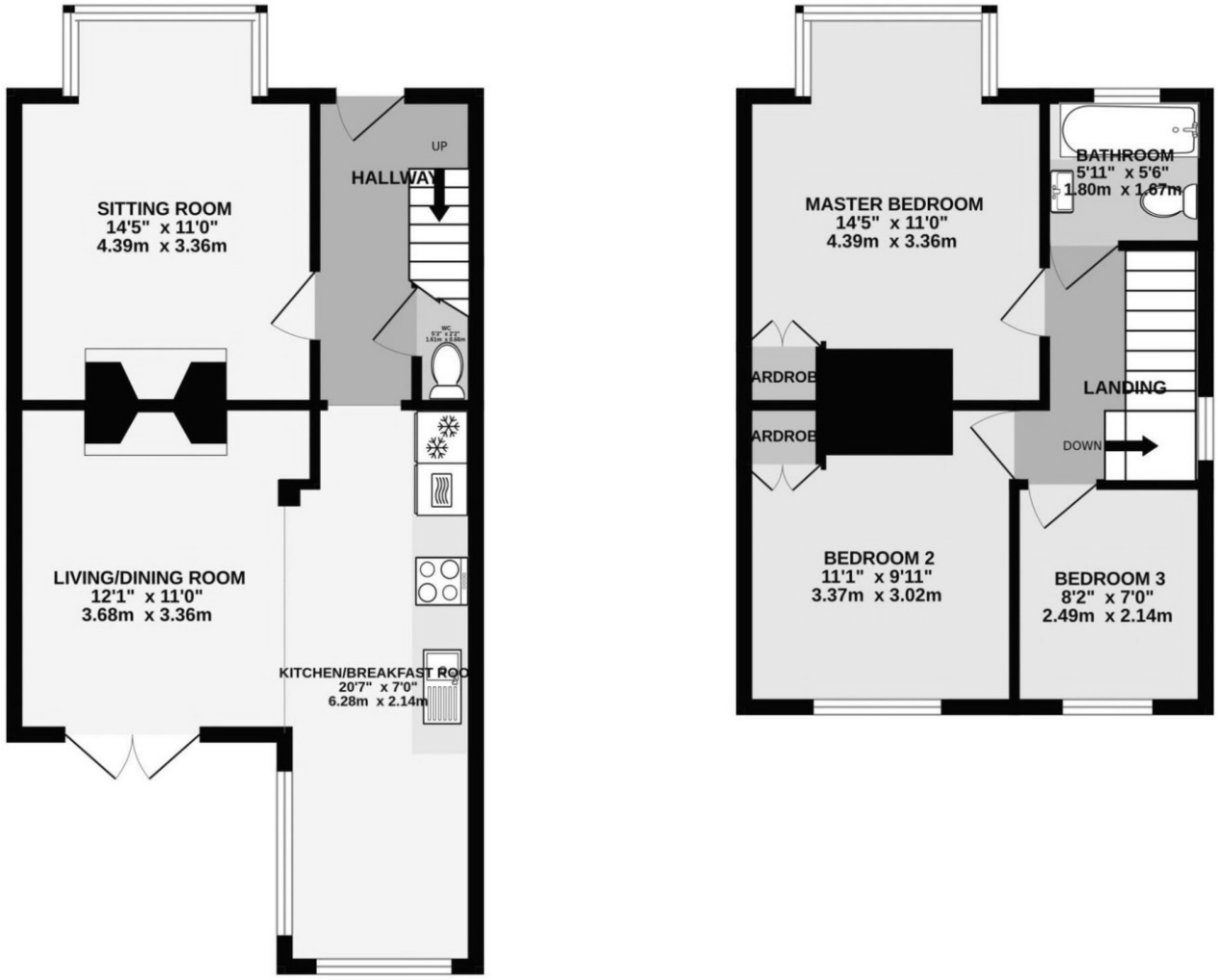

Jasper
Baby



FLOORPLAN

GROUND FLOOR
458 sq.ft. (42.6 sq.m.) approx.

1ST FLOOR
381 sq.ft. (35.4 sq.m.) approx.

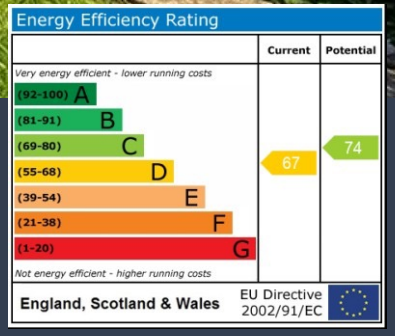


TOTAL FLOOR AREA : 840 sq.ft. (78.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2022







Viewing by Appointment Through the Vendor's Sole Agent

01929 66 00 25 · hello@mollaro.com

Mollaro Ltd, Registered in England & Wales Company No. 14891790. Registered Address: Briggs House, 26 Commercial Road, Ashley Cross, Poole BH14 0JR. PLEASE NOTE: Measurements quoted are approximate and for guidance only. Fixtures and fittings, services and appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any items shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre contract enquiries in particular price, local and other services.