



19 MANOR GARDENS, MORRISON ROAD, SWANAGE
£226,500 Shared Freehold

This well presented first floor flat is situated within a purpose built block of 6 similar apartments, in a pleasant and sheltered position approximately one mile to the West of the town centre and about 300 metres from local convenience store and bus stop. Manor Gardens was constructed around 1980 and has elevations of natural Purbeck stone, under a "Bradstone" tiled roof.

19 Manor Gardens is part of a quiet walled development of properties and is eminently suitable for a first-time buyer or as a retirement property. It also has the benefit of distant sea views and a dedicated parking space within a gated parking area. There is also a large boarded loft space which is accessed by a retractable ladder.

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.

Property Ref MOR2160

Council Tax Band C - £2,504.96 for 2026/2027



Presented throughout with a neutral decor to maximise the light and spatial feeling of the apartment. The personal ground floor entrance with staircase to the first floor opens to the open plan living room/kitchen. The kitchen area is fitted with a range of cream units, wood effect worktops, matching breakfast bar, integrated gas hob and oven, and a freestanding washing machine and refrigerator.

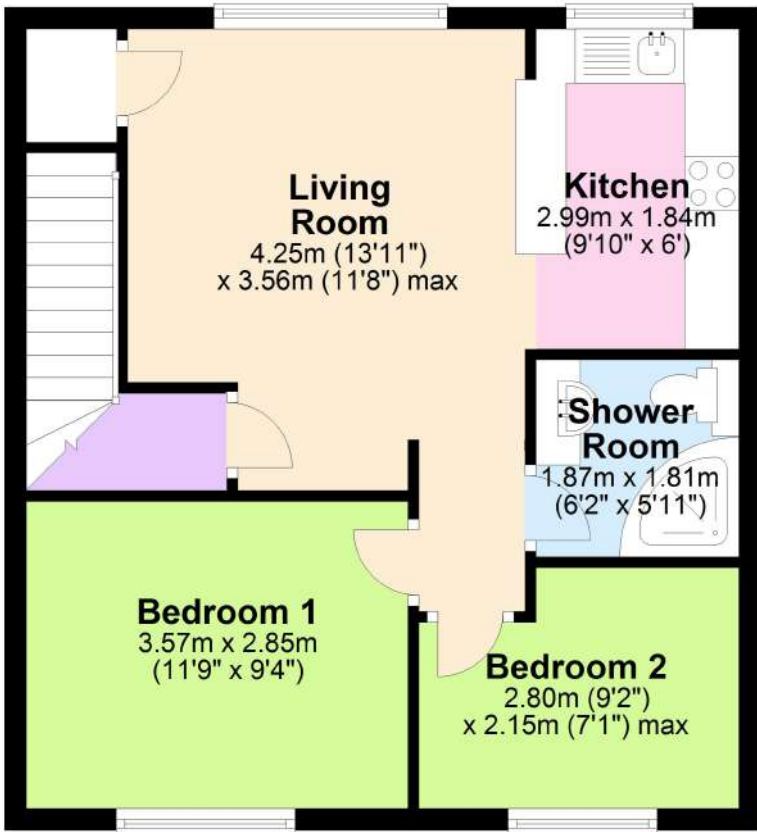
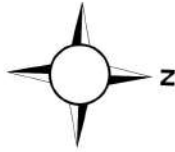
There are two bedrooms, both facing East. Bedroom one is a double whilst bedroom two is a single room; both rooms have distant views of the sea. The shower room is fitted with a white suite and completes the accommodation.

Outside, there are well maintained landscaped communal grounds and gated parking with a dedicated space.

Tenure Shared Freehold. 999 year lease from 1 October 2007. There is a shared maintenance liability which currently amounts to approx. £950 per annum. Long lettings are permitted, holiday lets are not and pets are at the discretion of the management company.

All viewings must be accompanied and these are strictly by appointment through the **Sole Agents, Corbens, 01929 422284**. The postcode **BH19 1JT**.

First Floor



Total Floor Area Approx. 43m² (463 sq ft)



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