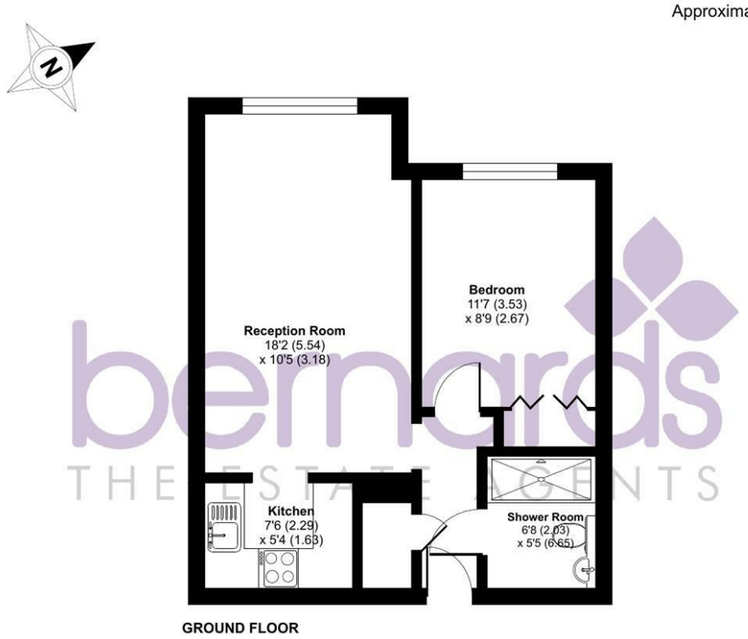
Hometide House, Beach Road, Lee-on-the-Solent, PO13

Approximate Area = 442 sq ft / 41.1 sq m

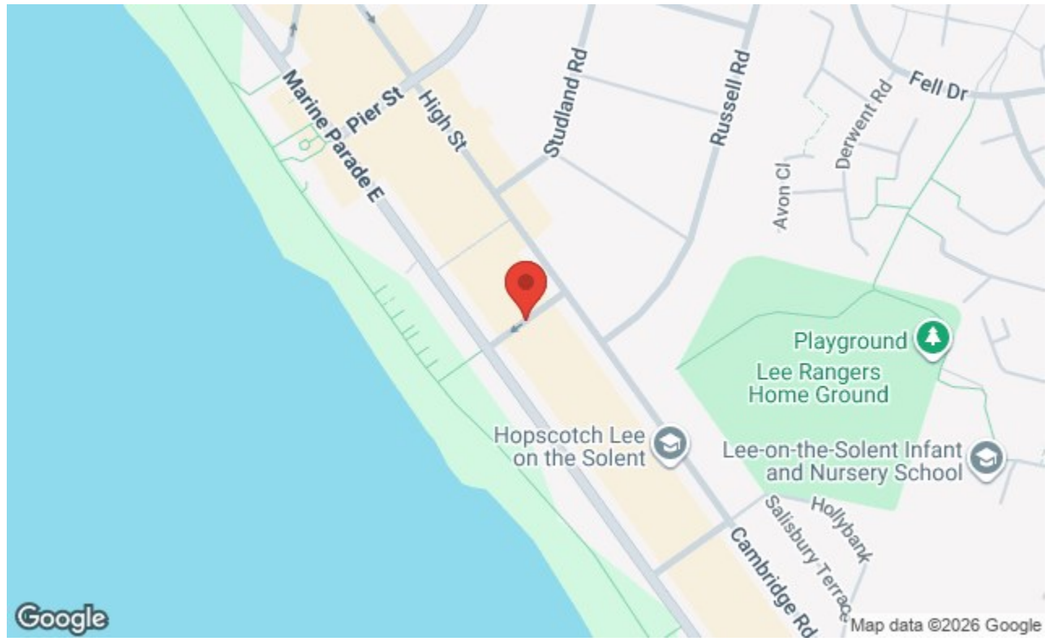
For identification only - Not to scale



GROUND FLOOR

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Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1370257



118 - 120 High Street, Lee-on-the-Solent, PO13 9DB
t: 02392 553 636

FOR SALE

Guide Price £95,000

Beach Road, Lee-On-The-Solent PO13 9BP

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1 1 1

HIGHLIGHTS

- Retirement Apartment
- 1 Bedroom
- Very close to all amenities
- Modern Kitchen
- Few minutes from beach and seafront
- Contemporary Bathroom
- Sought after location
- Communal Lounge
- Parking
- Close to bus route

Guide price £95,000 - £105,000

Bernards are pleased to offer for sale this charming purpose-built flat which offers a delightful coastal living experience. The property is designed to maximise space and comfort, making it an ideal choice for individuals or couples seeking a serene retreat by the sea.

The flat features a well-appointed reception room that serves as a welcoming space for relaxation and entertaining. The bedroom is thoughtfully designed to provide a peaceful sanctuary. Additionally, the property includes a modern bathroom, equipped with essential amenities for your convenience.

Constructed in 1982, this flat combines classic charm with contemporary living, making it a timeless choice for those who appreciate quality and style. The location is particularly appealing, as it offers easy access to the beautiful beaches together with local amenities that Lee-On-The-Solent is renowned for.

Whether you are looking for a permanent residence or a holiday home, this flat presents an excellent opportunity to enjoy the coastal lifestyle. With its prime location and comfortable living spaces, it is sure to attract those who value both convenience and tranquillity. Do not miss the chance to make this delightful property your own.

Call today to arrange a viewing
02392 553 636
www.bernardsestates.co.uk

PROPERTY INFORMATION

ENTRANCE HALL

SHOWER ROOM
6'7" x 5'4" (2.03 x 1.65)

KITCHEN
7'6" x 5'4" (2.29 x 1.63)

RECEPTION ROOM
18'2" x 10'5" (5.54 x 3.18)

BEDROOM
11'6" x 8'9" (3.53 x 2.67)

FINANCIAL SERVICES
Mortgage & Protection - We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.
If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

AML - ANTI MONEY LAUNDERING PROCEDURE
We have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed.

OFFER CHECK PROCEDURE
If you are considering making an offer on this or any other property we are marketing, we encourage you to contact your local office as early as possible. One of our financial advisors will work with you to verify and validate your offer, ensuring it is fully signed off and presented to the seller in the strongest possible light.

Please note that our sellers expect us to confirm a buyer's financial position when any offer is submitted. Thank you for your cooperation

RECOMMENDED SOLICITORS
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. We can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

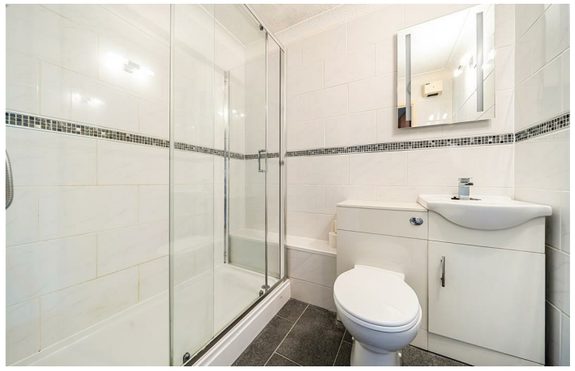
DISCLAIMER STATEMENT
These particulars are provided in good faith for general guidance only. They do not constitute statements of fact, nor do they form part of any offer or contract.

Prospective purchasers or tenants should not rely solely on the information provided and are strongly advised to carry out their own independent investigations and verifications in relation to all matters referred to within these details.

Neither Bernards Estate Agents, nor any of its employees or representatives, have the authority to make or give any representation or warranty whatsoever in relation to this property.

TENURE - LEASEHOLD
LEASEHOLD - Council Tax Band B
Lease Length - 55 years
Service charge - £3,872.50 per annum
Ground rent - £800 per annum









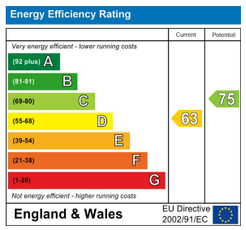












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