



## 1 Beach Hut Highcliffe Beach Huts

Swanage, BH19 1LS

£65,000



Nestled along the picturesque coastline of Swanage bay, this charming beach hut offers a delightful retreat by the sea. Located conveniently near Highcliffe Road, it presents an ideal opportunity for those seeking a tranquil escape or a fun-filled family day at the beach.

The beach hut features a practical roller shut door, ensuring ease of access while providing a secure space for your belongings. With the stunning Swanage seafront just a stone's throw away, you can enjoy the soothing sounds of the waves and the fresh sea breeze at your leisure.

This property is perfect for beach lovers, whether you wish to spend your days sunbathing, swimming, or simply enjoying the breathtaking coastal views. The vibrant local community and nearby amenities enhance the appeal, making it a wonderful spot for relaxation and recreation.

Embrace the coastal lifestyle with this delightful beach hut, where cherished memories await you and your loved ones.

## Beach Hut

### 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: Beach Hut

Property construction: Standard

Tenure: The vendor advises us that the property is leasehold, with Dorset Council being the freeholder. Ground Rent is £25.00 per annum.

The management company is Wiley's Management with an annual fee of £250.00.

Small Business Rates apply currently £648.70 per annum with £0 payable.

Mains Electricity, arranged via Wiley's Management

Mains Water accessible: Communal tap located nearby.

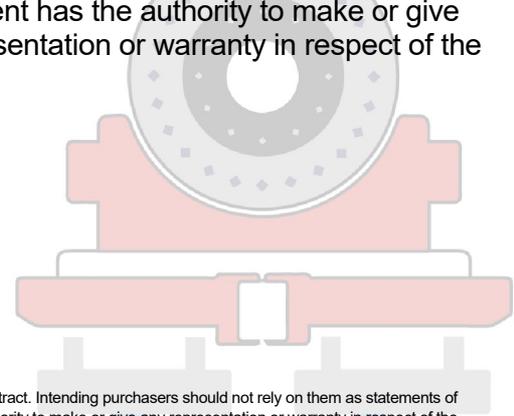
Heating Type: N/A

Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.

[checker.ofcom.org.uk/](http://checker.ofcom.org.uk/)

### 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.



## Area Map



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