

11 THE HAVEN, PEVERIL POINT ROAD, SWANAGE

£550,000 Shared Freehold

This outstanding first floor marine apartment is situated in a superb position on the foreshore, directly overlooking Swanage Bay. It is part of an exclusive private development located at Peveril Point and is about one third of a mile from the town centre and main beach. The Haven was built in the late 1980s and is of traditional cavity construction with cement rendered external elevations under a concrete tiled roof.

11 The Haven is end of terrace and enjoys uninterrupted panoramic views of Swanage Bay to Ballard Down, Old Harry Rock and the Isle of Wight in the distance. It offers well-planned, spacious and stylish accommodation with many outstanding features including a striking vaulted ceiling in the living/dining room, a superb roof terrace overlooking the sea, modern kitchen, luxury bathroom suite and several marine porthole windows.

The seaside resort of Swanage incorporates the Jurassic Coast which is part of the World Heritage Coastline, and is situated some 9 miles from the market town of Wareham which has main line rail link to London Waterloo (approx. 2½ hours). The popular conurbations of Poole and Bournemouth are also a short distance away.

VIEWING Strictly by appointment only through Corbens, 01929 422284. The postcode for this property is **BH19 2BB**.





You are welcomed to this luxury apartment by the ground floor personal entrance with a useful utility cupboard under the stairs, housing the washing machine, and providing a practical space for boots and coats. A glazed staircase leads to the first floor and the spacious living/dining room with panoramic views across Swanage Bay and sliding doors give access to the spacious roof terrace. The room is particularly light with triple aspects and a stunning vaulted ceiling with skylight. The kitchen area is semi-open to the living/dining room and is fitted with a range of light units, contrasting worktops and integrated electric ovens and hob.

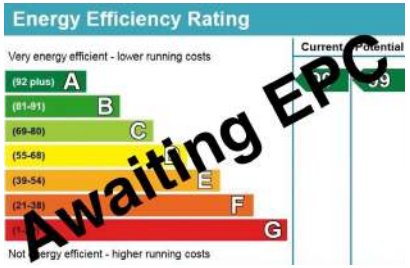
There is a spacious triple aspect double bedroom with fitted bedroom furniture, views of the sea and sliding doors to the roof terrace. The en-suite shower room is fitted with a modern luxury white suite and completes the accommodation.

To the outside, the apartment has the benefit of a good sized roof terrace which enjoys panoramic views of the sea. There is also a single car port with two lockable stores.

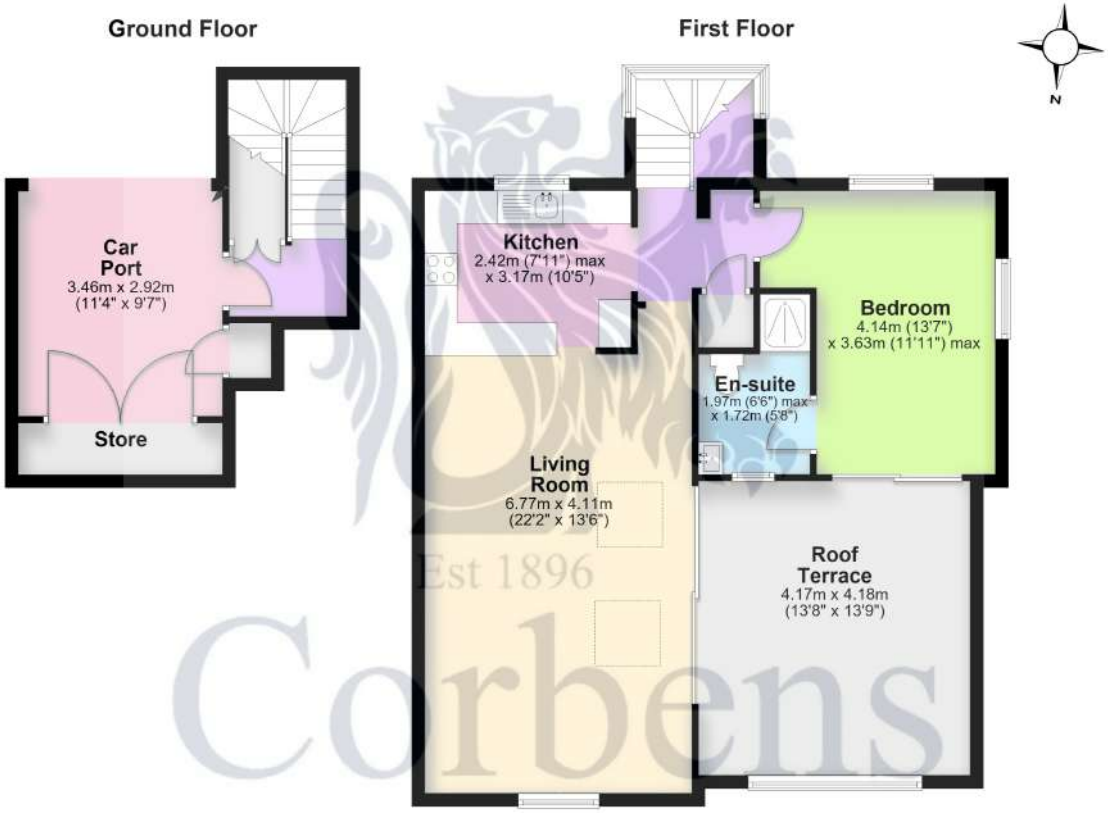
TENURE Shared Freehold. 999 year lease from 25 March 1987. Current maintenance charge £2,825 pa (paid in two half yearly instalments). Lettings are permitted. Permanent residents only can apply for permission for a pet.

Property Ref: PEV2387 Rateable Value £3,400 (formerly Council Tax Band E)

Scan to View Video Tour



Total Habitable Floor Area
Approx TBCm² (TBCsq ft)





THE PROPERTY MISDESCRIPTION ACT 1991 You are advised to check the availability of this property before travelling any distance to view. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the Seller. The area of the building is given for guidance purposes only and must be verified by the purchasers surveyor. A Buyer is advised to obtain verification of this information from their Solicitor and/or Surveyor. FLOOR PLANS The floor plans supplied are for guidance purposes only and should not be used for measuring. Small recesses, cupboards & sloping ceilings may not appear on the plans. LOCATION PLAN The location plans supplied are for identification purposes only and are reproduced from the Ordnance Survey Map with permission of the Controller of H.M. Stationery Office. Crown Copyright reserved.





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