

High Street

Swanage, BH19 2LT

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Asking Price
£180,000 Leasehold

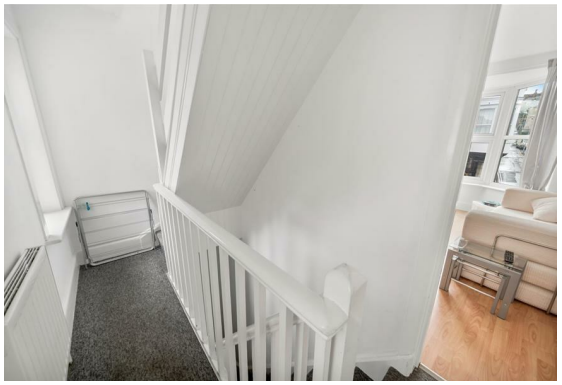
Hull Gregson Hull

High Street

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- Deceptively Spacious One Bedroom Maisonette
- Two W.C
- Spacious Living/Dining Area
- No Forward Chain
- Ideal Investment Purchase or Coastal Retreat
- Private Entrance
- Prominent Town Centre Location
- Great First Time Buy
- Ample Storage Space
- Bright and Airy Throughout

















Comfortable One-Bedroom Maisonette | Private Entrance | Central Swanage Location | No Forward Chain

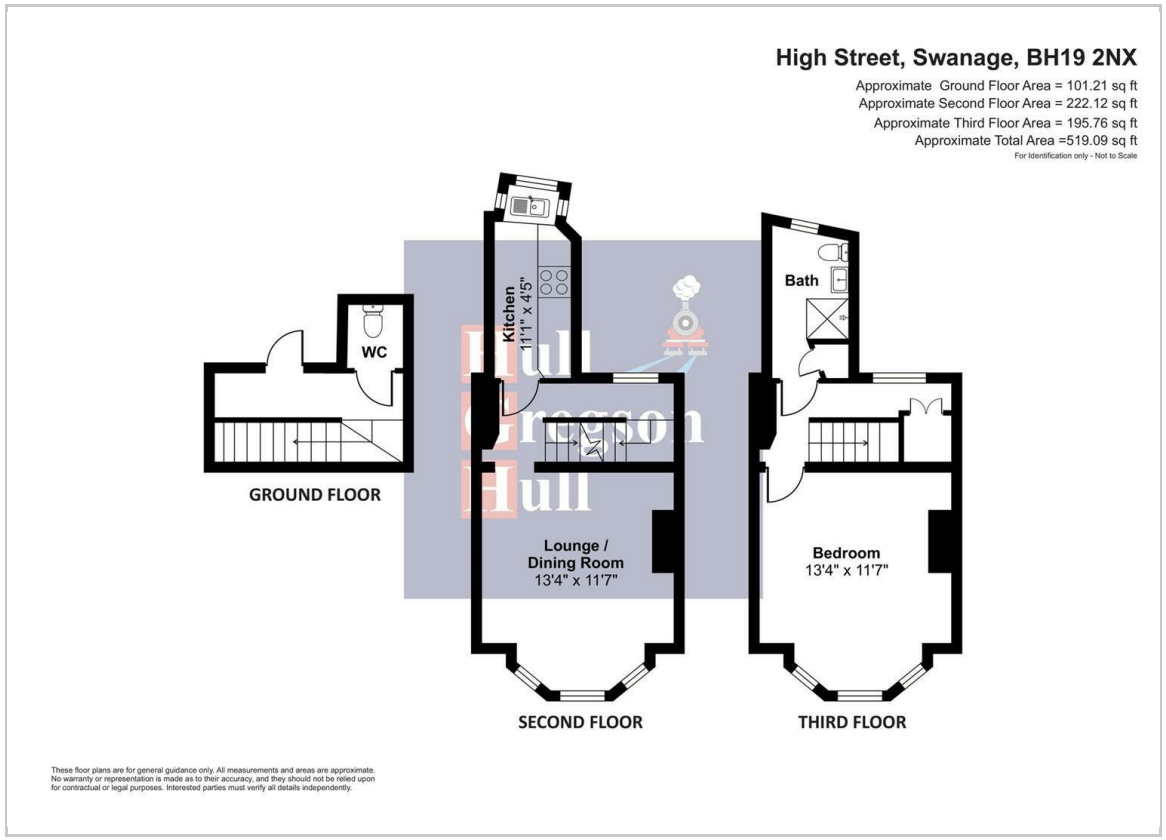
A comfortable and well-positioned maisonette situated in the heart of Swanage, offering an excellent opportunity for those seeking a conveniently located home close to the town centre and its award-winning sandy beaches.

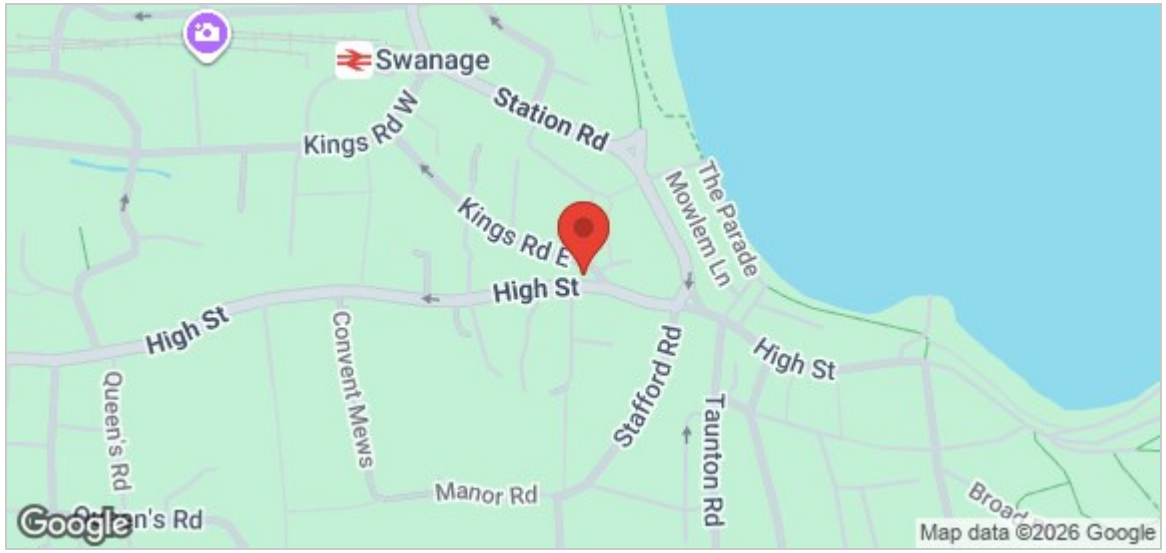
Approached via its own private entrance, the property provides a welcoming sense of independence and privacy. Internally, the accommodation is thoughtfully arranged across three floors with the ground floor providing a convenient W.C., and wash basin. Stairs rise to the first floor where we are welcomed by a particularly appealing spacious living/dining room, benefiting from a large bay window. This generous window allows plenty of natural light into the room, creating a bright and pleasant space with room for large sofa and plenty of freestanding storage. Across the hallway from the living area is a space saving kitchen, comprising base and eye-level storage units, space and plumbing for a washing machine, under counter fridge/freezer and space for a gas cooker and hob. The inset sink sits below another bright window allowing plenty of light. In the hallway there is additional space spacing storage.

Stairs rise again to the top floor, where the bedroom and shower room are located. The double bedroom allows plenty of room for a double bed and freestanding storage, while the shower room is fitted with shower cubicle, WC and wash basin, airing cupboard. There is built-in storage on the landing.

The property's central location is a major attraction, placing the many facilities and amenities of Swanage within easy reach, and is a stone's throw from the beach front. The town centre offers a range of shops, cafés, restaurants and traditional steam railway, while the seafront, beach and picturesque surroundings of the Isle of Purbeck are also readily accessible.

The property would make an appealing permanent home, coastal retreat or investment opportunity. The combination of a private entrance, spacious living accommodation, double bedroom, additional WC and highly convenient central location makes this a true gem in the middle of town. Viewing is highly recommended.





WC

Lounge/Dining Room
13'4" x 11'7" (4.06m x 3.53m)

Kitchen
11'1" x 4'5" (3.38m x 1.35m)

Bedroom
13'4" x 11'7" (4.06m x 3.53m)

Shower Room

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. We are advised by the vendor that the lease dates to 15th March 2007 and is for 999 years from 2007. The Tenant is physically responsible for the repair and maintenance of the internal elements of the flat viz:- 1. internal walls 2. floor finishes 3. walls and ceiling plaster 4. doors and windows and their frames of the flat (to include windows glass and service media serving the Premises exclusively) The repairing obligations are shared:- The Tenant is required to keep the above elements of the flat in good repair (to include windows glass and service media serving the Premises exclusively) and for the Tenant to pay a service charge of 67% of the costs incurred by the Landlord in the repair of the main structure, foundations walls, roof and all common areas etc of the Building (as well as management and insurance costs). Pets permitted, long and short term lets permitted.

Property type: Maisonette
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
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. In some instance, virtual staging and virtual enhancements are used. Intending purchasers should not rely on any photos or descriptions 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 firms employment has the authority to make or give any representation or warranty in respect of the property.

