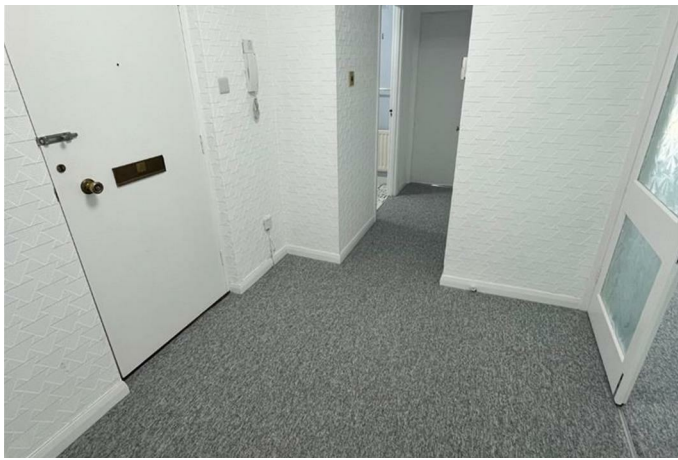




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Nestled on Wharncliffe Road in the charming area of Highcliffe, Christchurch, this delightful two double bedroom ground floor flat offers a perfect blend of modern living and stunning natural beauty. Spanning an impressive 1,012 square feet, the property has been recently refurbished throughout, ensuring a fresh and contemporary feel.

As you enter, you are welcomed into a spacious reception room, ideal for both relaxation and entertaining. The flat boasts two well-appointed bedrooms, each featuring fitted storage to maximise space and organisation. The master bedroom is particularly noteworthy, complete with its own en-suite bathroom, providing a private sanctuary for your comfort.

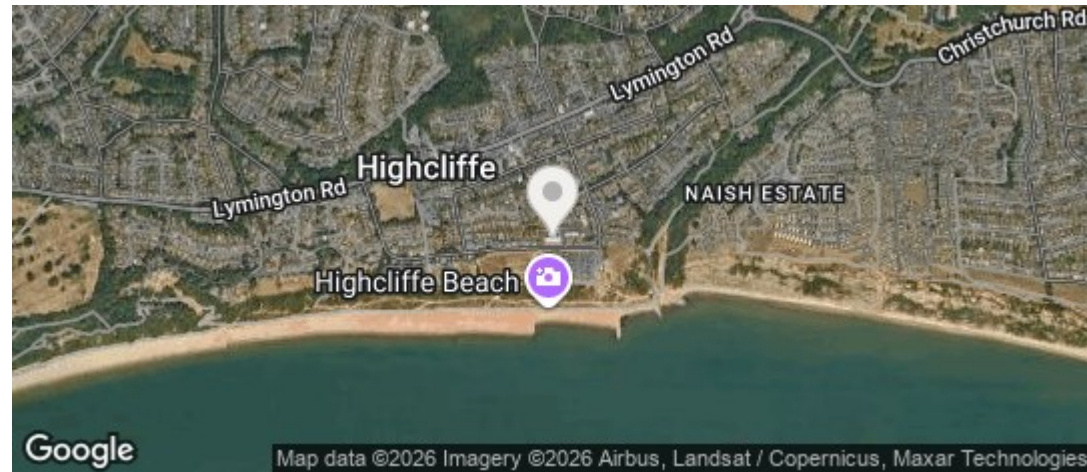
One of the standout features of this property is its clifftop location, which affords breathtaking sea views. Imagine waking up to the sound of waves and the sight of the horizon from your own home. This picturesque setting is perfect for those who appreciate the beauty of coastal living.

With two bathrooms, this flat is designed to accommodate both residents and guests with ease. Whether you are a small family, a couple, or looking for a holiday retreat, this property offers versatility and charm.

In summary, this recently refurbished flat on Wharncliffe Road is a rare find, combining modern amenities with a stunning location. It is an ideal choice for anyone seeking a tranquil lifestyle by the sea, while still being close to local amenities and attractions. Don't miss the opportunity to make this beautiful property your new home.

Room dimensions:

**Entrance hall 5m x 2.1m. Kitchen 5.5m x 2.3 m. Lounge 7.3m x 3.6m. Sun room 3.3m x 1.5m.
Bedroom one 4.9m x 3.5m. Bedroom two 2.7m x 4.5m**



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(54-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
57	69
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(54-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
57	69
England & Wales	
EU Directive 2002/91/EC	

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