

Panorama Road

Swanage, BH19 2QS

2 2 1

£200,000

Hull Gregson Hull

Panorama Road

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- Stunning Holiday Lodge with Roof Terrace and Balcony
- Stunning Countryside and Coastal Views
- Elevated position on Swanage Bay View Caravan Park
- Approximately 920 sq ft Internal Accommodation
- Well-Equipped Fitted Kitchen
- Two Generously Proportioned Bedrooms, One with En-Suite Bathroom
- Spacious Open-Plan Living/Dining area
- Beautifully Presented Throughout
- Parking for up to Three Cars
- Perfect Holiday Home with Income Potential

















A stunning Two-Bedroom 2019 Wessex Spinney Lodge (45ft x 22ft) with exceptional views, generous outdoor space and a superb elevated position at Swanage Bay View. The property has HUGE INCOME potential, and is currently ran extremely successfully as a holiday let.

Occupying a particularly attractive position on Panorama Road, Swanage, this beautifully presented two-bedroom lodge offers stylish, comfortable accommodation combined with some wonderful outdoor living spaces and far-reaching views across the surrounding countryside, towards Corfe Castle and towards the coast.

The spacious open-plan living area is a real highlight, with a generous living room and dining area enjoying plenty of natural light and attractive outlooks. Also included is an attractive feature fireplace, perfect for those



cosy evenings. The contemporary fitted kitchen is well equipped and features an impressive run of units, ample worktop space and a large window overlooking the surrounding landscape. Included is a range of integrated appliances.

There are two well-proportioned bedrooms, with the principal bedroom benefiting from an attractive en-suite shower room, with open cubicle and free-standing bath. The accommodation is completed by a further shower room which has been tastefully designed.

The property has been built to a high specification and is available fully furnished.

Outside, the property really comes into its own. A large balcony provides an excellent space for outdoor dining, entertaining or simply sitting and enjoying the beautiful views. The property also benefits from an impressive roof terrace, accessed via an external spiral staircase, providing an elevated vantage point and an exceptional spot for enjoying the surrounding scenery.

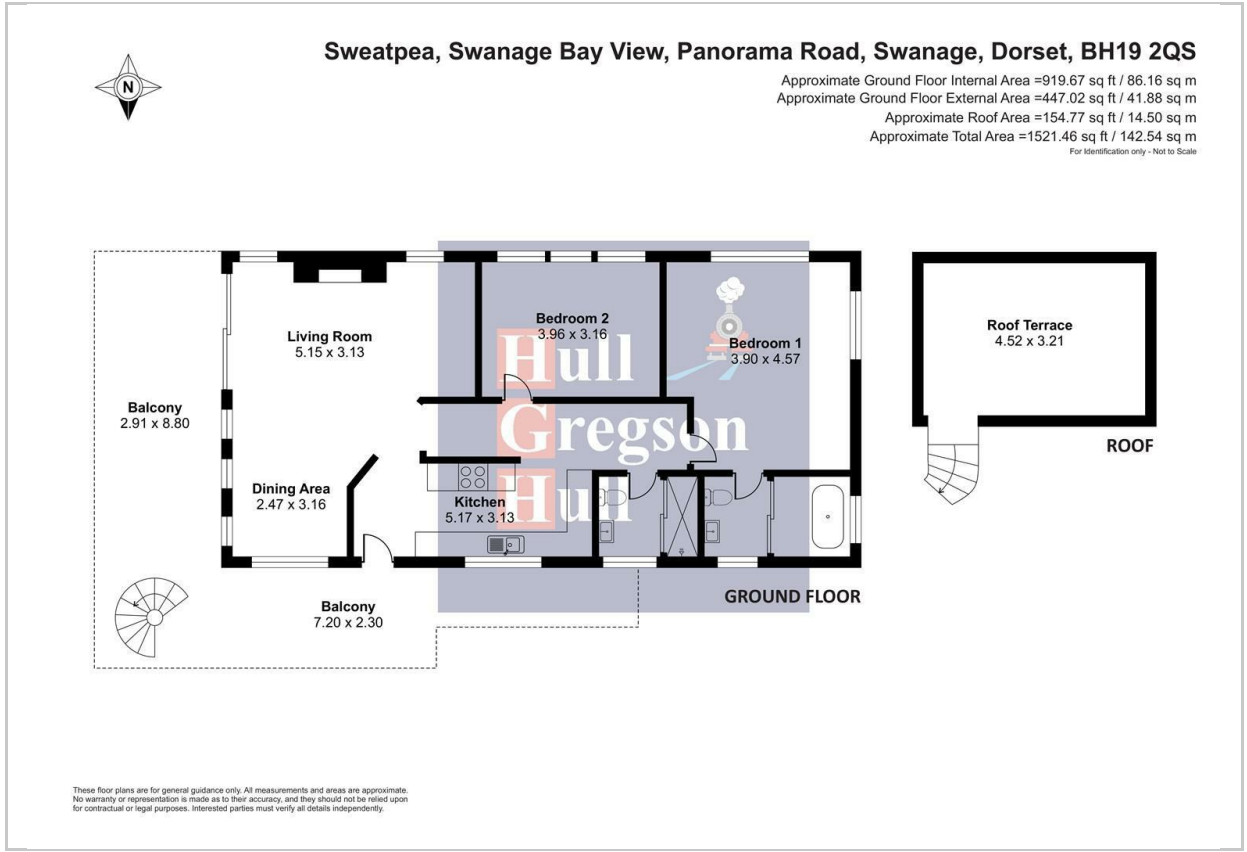


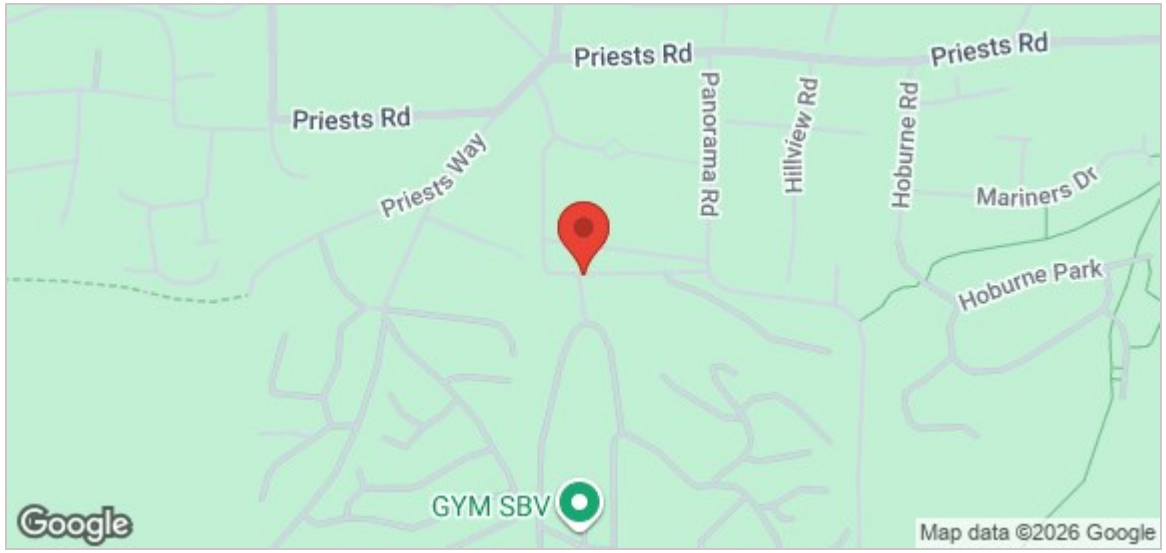
The lodge has been thoughtfully presented throughout, with a light and welcoming interior, wood-effect flooring, attractive neutral décor and distinctive coastal-inspired furnishings. The large windows make the most of the property's elevated position and bring the wonderful Dorset landscape into the living space.

Outside there is a parking area which allows space for 2/3 cars.

With approximately 920 sq ft of internal accommodation, excellent outdoor space, two bedrooms, an en-suite and spectacular views, The Spinney represents an outstanding opportunity to acquire a high-quality coastal lodge in a highly desirable Swanage setting.

The property is situated on the desirable Swanage Bay View park and includes a range of facilities to include a restaurant, gym and bar. The seaside bay of Swanage is located within close proximity and is one of the crown-jewels of Dorset and the start of the Jurassic Coast. The property would make the perfect holiday home / Holiday let and has fantastic income potential.





Living Room 16'10" x 10'3" (5.15 x 3.13)

Dining Area 8'1" x 10'4" (2.47 x 3.16)

Kitchen 16'11" x 10'3" (5.17 x 3.13)

Bedroom One 12'9" x 14'11" (3.90 x 4.57)

Ensuite

Bedroom Two 12'11" x 10'4" (3.96 x 3.16)

Shower Room

Balcony

Roof Terrace 14'9" x 10'6" (4.52 x 3.21)

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. The property has approximately 30 years remaining on it's licence. The service charges are approximately £867 per month and water is included. Owners are entitled to multiple passes to the communal pool and gym. The annual rates are currently £227.79. The property is also includes a Wessex Gold Warranty, which covers building defects for 10 years and roof for 50 years. The site is open from 1st March - 15th January each year. The caravan may be used by the owners as a holiday residence only and owners must have a permanent residence for which proof will be required. Holiday lets are permitted as are pets subject to site T's&C's.

The income potential for the property is huge and has a proven track record. From April 2025 to March 2026 the current vendors earned £20,733 net of fees and cleaning paid to Away Resorts. They also booked it out themselves for at least one week in August 25 which would have added approx £2000 to the total.

Property type: Holiday Lodge
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: LPG 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.