



LONDON • HAMPSHIRE • DORSET

“CLEVEDALE” 3 HIGHCLIFFE ROAD HIGHCLIFFE ON SEA, BH23 4HZ



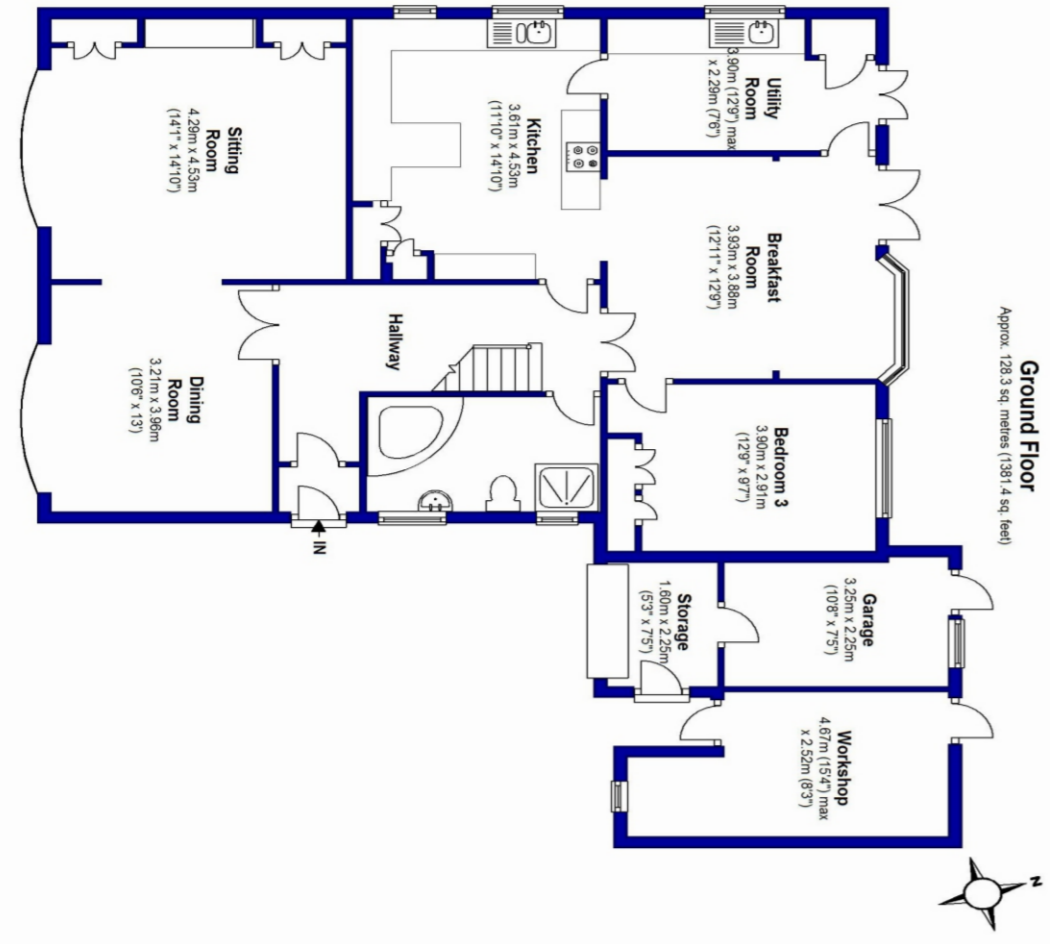
VENDORS SUITED

ASKING PRICE £405,000 FREEHOLD

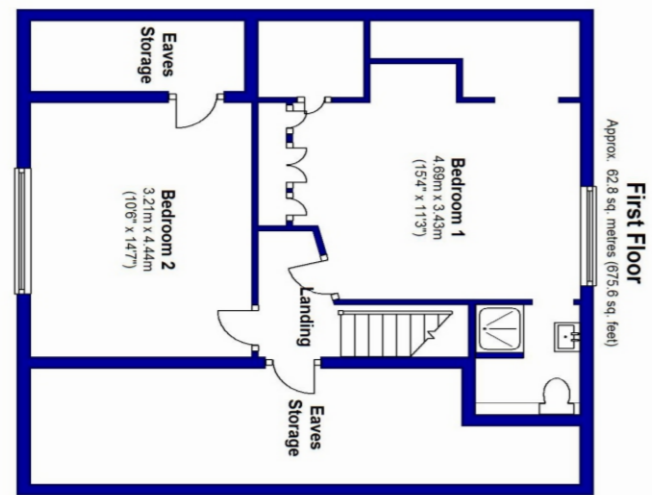


Mitchells are acting as agents for the Vendor. These particulars are for your guidance only. They are not (1) an offer for a contract (2) representations of fact, nor is their accuracy guaranteed. None of our staff has any authority to give any representation or warranty concerning this property

Partners: P.A. WOODMAN FNEA FPCS B.C. JENKINS MNAEA P.J. WOODMAN LLB Z. JENKINS
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Ground Floor
Approx. 128.3 sq. metres (1381.4 sq. feet)



First Floor
Approx. 62.8 sq. metres (675.6 sq. feet)

From Mitchells proceed West along the main Lymington Road towards Christchurch, proceed straight over the first roundabout, at the next roundabout take the fourth exit into Highcliffe Road (coming back on yourself) pass the turning on your left into Somerford Avenue where Clevedale will be seen on the main road on the left hand side.

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RESIDENTIAL SALES & LETTING
COMMERCIAL SALES & LETTING
PROPERTY MANAGEMENT
LAND DEPARTMENT
PLANNING SPECIALISTS



Illustration for identification purposes only; measurements are approximate, not to scale.
EPC South Coast Surveys
Plan produced using The Mobile Agent.

An individual and substantial detached chalet of approximately 2,000sqft situated within the Highcliffe Schools catchment area and enjoying a large level plot to the rear. The chalet is well presented yet still offers massive scope and potential for further improvement/extension (stpp) with generous garaging/workshop and parking to the front. The centre of Highcliffe is approximately one and a half miles distant and the beach and Mudeford Quay a level walk away.



PROPERTY FEATURES

- Older style character chalet of approx. 2000sqft
- Three double bedrooms
- Two bath/shower rooms (one en-suite)
- Excellent living space with a lovely open sitting room
- Separate dining room
- Spacious kitchen and utility room
- Separate breakfast room with access onto the gardens
- Attached garaging, store and workshop
- Plenty of parking to the front
- Large level plot to the rear with substantial garden chalet
- Higcliffe School catchment area and walking distance to the local Sainsbury's superstore, bus routes, shops and beach
- Energy Performance Rating 'E'
- Council Tax 'E' £2094.62

