



Total Area: 80.5 m² ... 866 ft² (excluding balcony)
All measurements are approximate and for display purposes only



9 Exeter Court, 52 Wharncliffe Road, Highcliffe, BH23 5DF

£349,950

Mitchells
1963 — TODAY

A superb, top floor (NO LIFT) balcony apartment on the front line at Highcliffe on Sea with stunning coastal views over Christchurch Bay to the Isle of Wight. This is one of the larger designs in Exeter Court with the living space totalling about 870sqft and both the lounge and dining room looking out to sea.

Offered for sale with no forward chain, this bright and airy apartment is in very good condition and benefits from a share in the freehold and the balance of a 999 year lease.

- Fantastic location on the cliff top, right by the slope that leads down to the beach.
- Short level stroll to the bustling village centre, bus connections, independent shops/restaurants
- Security entry phone system
- Two spacious double bedrooms
- Kitchen big enough to eat in
- South facing living rooms (dining room could be bed 3 if required) and balcony
- Lots of built in storage, parking and a garage
- Service charge £657 per quarter (includes contributions to reserve fund)
- Quick possession available
- Council Tax 'D' £2287.80
- EPC 'E'

