



Total Area: 112.3 m<sup>2</sup> ... 1209 ft<sup>2</sup> (excluding garage)  
 All measurements are approximate and for display purposes only



**Mitchells**  
 1963 — TODAY



**1 Crispin Close, Highcliffe-On-Sea, BH23 5BT**

**Asking Price: £587,000**

*Freehold*



# 1 Crispin Close, Highcliffe-On-Sea, Christchurch, Dorset, BH23 5BT

A superb three bedroom detached bungalow set on a lovely mature plot situated in the middle of the poplar Wolhayes Garden Estate. The property is deceptively spacious throughout, offering over 1200sqft of accommodation and conveniently located within a short walk to the village centre, cliff top and award winning beaches.

## Accommodation & Amenities

- Three double bedrooms, all with built-in wardrobes
- Two bath/shower rooms
- Large bright and airy L-shaped lounge/dining room with double aspect
- Well fitted kitchen/breakfast room overlooking and with access to the rear courtyard
- Gas fired central heating and upvc double glazing
- Attractive rear garden with mature shrubs and borders, large patio area for entertaining and standing on a large corner plot
- Single garage and ample off road parking with potential to extend (sttp)
- Close proximity to Highcliffe-on-Sea's superb coastline
- Within catchment for the poplar St Mark Primary and Highcliffe Comprehensive school
- Council Tax 'E' £2658.58
- EPC 'E'

Please note, more photos can be found on-line



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