



Total Area: 103.5 m<sup>2</sup> ... 1114 ft<sup>2</sup>  
 All measurements are approximate and for display purposes only



**Mitchells**  
 1963 — TODAY



A stylish detached house of approximately 1100sqft built in recent years and presented in very good order throughout. The property features 3 first floor bedrooms with two bath/shower rooms (one en-suite) and has generous living accommodation including a lovely bright sitting room leading onto the garden with the formal dining room/bedroom four and a well fitted kitchen looking out the front and down the close. Situated at the head of this smart cul-de-sac of similar properties and enjoying a delightful landscaped garden with detached garaging and off-road parking.

The house stands within the Highcliffe Schools catchment area and is within easy walking distance of the local shops, pubs and open fields of Walkford with the centre of Highcliffe, cliff top and beach being approximately one mile distant.

- Three generous bedrooms
- Two modern bathrooms one en-suite
- New stylish kitchen
- Large lounge/dining room with access onto the gardens
- Ground floor reception room
- Large private rear Garden
- Long driveway with detached garage
- Highcliffe School Catchment area
- Quiet cul de sac location
- EPC rating 'D'
- Council Tax 'E' - £2710.86

