



Total Area: 73.8 m<sup>2</sup> ... 795 ft<sup>2</sup> (excluding garage)  
 All measurements are approximate and for display purposes only



28 Sorrell Way, Highcliffe On Sea, BH23 4LY

£399,950

**Mitchells**  
 1963 — TODAY

A nicely presented, semi-detached house of about 800 sq ft situated in a quiet pocket of the popular Hoburne Farm Development. The house has been well maintained and has a garage attached with private gardens and driveway.

Hoburne Farm Development is extremely popular as it is within easy reach of the beaches at Friars Cliff, the main bus connections at Sainsbury's and within the catchment area of both Highcliffe Primary and Comprehensive Schools. No 28 has been successfully let for many years so may appeal to an investment buyer but they are equally popular on the family/retirement market. Offered for sale with no forward chain.

- Traditionally built house with three first floor bedrooms
- Clean and tidy but it would now benefit from some cosmetic updating
- Great potential for extension either to the rear or over the garage
- Through sitting/dining room with access to the garden
- Ground floor cloakroom
- About two miles to Highcliffe centre and walking distance of the beach
- Gas fired central heating and UPVC double glazing
- A sensibly priced house on this very popular development
- Council Tax 'D' £2658.58
- EPC 'C'

