



Total Area: 84.0 m<sup>2</sup> ... 904 ft<sup>2</sup>

All measurements are approximate and for display purposes only



12 Vetch Close, Highcliffe On Sea, BH23 4LU

£365,000

**Mitchells**  
1963 — TODAY

A rare opportunity to purchase a two/three bedroom semi detached bungalow on the forever popular Hoburne Farm Development, situated in a quiet 'no through' road with a good sized rear garden backing onto open recreation space.

The property features a separate sitting room, kitchen, formal dining room, family bathroom and driveway parking. This lovely home is conveniently situated just a short stroll to local shops at Saulflands with the beaches at Friars Cliff being just around the corner. Vacant possession.

- Two/three good size bedrooms
- Family bathroom
- Fitted kitchen with access onto the garden
- Large sitting room with aspect over the front
- Separate dining room
- Gas fired central heating & Upvc double glazing
- Neat and tidy but does require modernisation
- Well established rear garden, mainly laid to lawn with an area of patio and brick built greenhouse
- Front garden and off-road parking
- Walking distance of Friars Cliff beach, Sainsburys & Saulfland shops
- Vacant possession
- Council Tax 'C' £1933.52
- EPC 'D'

