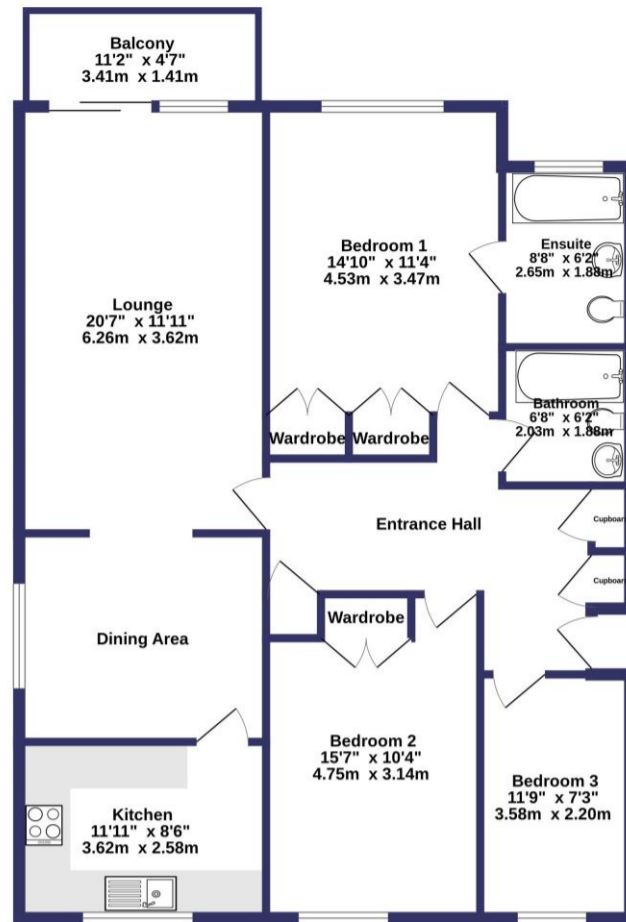


GROUND FLOOR
1126 sq.ft. (104.6 sq.m.) approx.



TOTAL FLOOR AREA: 1126 sq.ft. (104.6 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Donnybrook, Mudford Lane, Mudford

£425,000 Asking Price

Mitchells
1963 — TODAY

153 Mudford Lane Mudford, Christchurch, BH23 3HR

A spacious first floor balcony apartment in Mudford's premier block with some views over the harbour, boasting about 1130 sq ft of living space. Offered for sale with no forward chain, the location is excellent being across the road from the four-star Harbour Hotel and Spa, The Jetty restaurant and the historic Mudford Quay. Donnybrook has always been regarded as the premier block in Mudford with three bedrooms, two separate reception rooms and the added benefit of an full en-suite bathroom. The apartments have a shared freehold and long leases with nicely kept gardens, garaging and parking.

- Purpose built apartment right in the heart of Mudford with the harbour and Avon Beach on your doorstep
- Three spacious bedrooms, two with fitted wardrobes
- Large lounge with balcony and some views of the harbour
- Two full bath/shower rooms (one en-suite)
- Gas fired heating and UPVC double glazing
- Formal dining room and well fitted kitchen
- Short stroll to local shops with the bus stop nearby, easy walk to the beach, Stanpit Marsh Nature Reserve and award winning pubs/restaurants
- No forward chain, service charge £2000 p.a. payable twice yearly
- Balance of 999 year lease from tbc
- Council Tax Band 'D' - £2217.98
- EPC rating 'C'

