



4 Seaway Avenue, Friars Cliff, BH23 4EX

£1,395,000

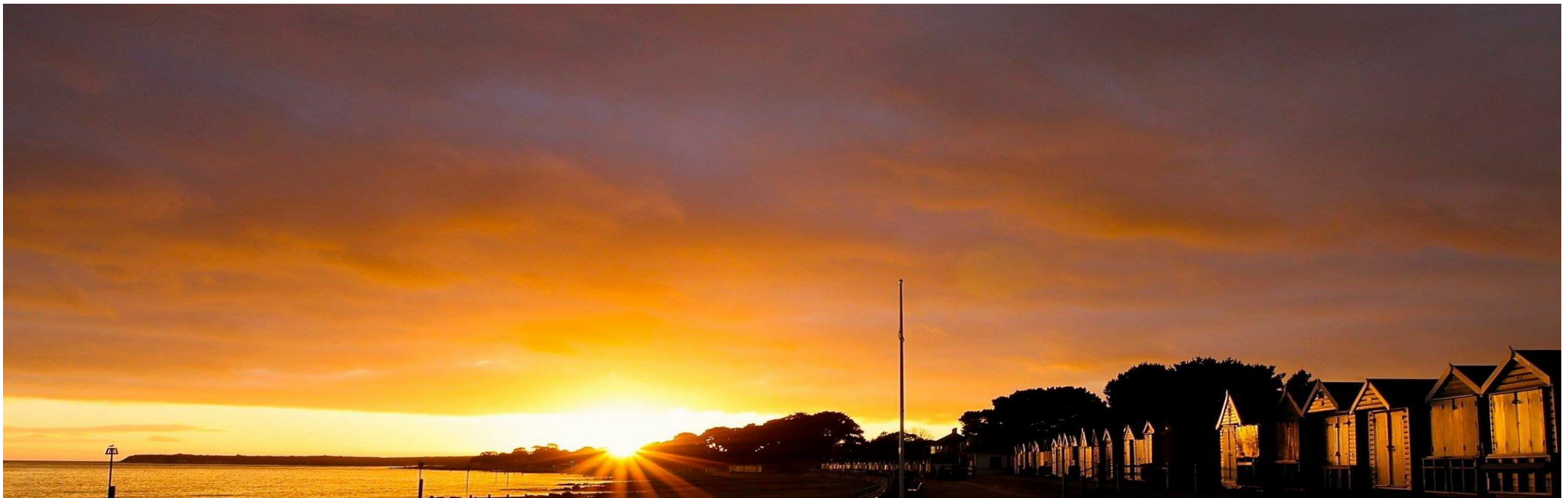
Mitchells
1963 — TODAY



Seaway Avenue, Friars Cliff

A striking, detached coastal home offering about 2400sqft of luxury living space and situated on one of the most prestigious roads in Friars Cliff. This stunning home was comprehensively renovated by a well-known developer and stands on a fabulous plot with the award winning beaches, blue flag beaches of Friars Cliff at the end of the road. 4 Seaway Avenue is a most stylish home and offers perfect family accommodation in this most wonderful setting. The ground floor boasts superb open plan living with a splendid dining/family room that features a huge roof lantern. All the first-floor bedrooms are comfortable doubles and there is also a fabulous, bespoke garden room/studio/bedroom with en-suite shower room at the bottom of the garden. The house is perfectly positioned for the coastal lifestyle being within easy reach of Avon Beach (amazing for windsurfing/kite boarding) and Mudeford Quay that is ideal for beginners sailing/paddleboarding etc. Some of the area's top independent schools are also nearby.

- FOUR/FIVE BEDROOMS • THREE BATH/SHOWER ROOMS • KITCHEN/DINING ROOM • UTILITY ROOM • LOUNGE • GF WC • CLOAKROOM • GARDEN ROOM/BEDROOM FIVE • STORE • DOUBLE GARAGE • GARDENS • OFF-ROAD PARKING •



The Property

- Imposing and distinctive house on Seaway Avenue within moments of Steamer Point Nature Reserve and the blue flag beaches of Friars Cliff
- First class condition with light and airy accommodation and a high-end finish
- Spacious kitchen/family room with contemporary kitchen, granite worktops and stripped wood floors
- Large lounge with double doors onto the gorgeous dining/family room
- Four double bedrooms, all with fitted wardrobes and two fully tiled bath/shower rooms
- Integral double garage, utility room, separate garden store with lots of parking
- Professionally landscaped gardens with purpose built garden studio/en-suite, perfect for over flow accommodation, home office, air B&B, etc
- Large composite decked area with area for hot tub and further raised sun terrace, inset LED lights
- About 1.5 miles to Highcliffe village centre with beach cafes, pubs and Mudeford Quay all within walking distance
- Council Tax 'G' £3625.36
- EPC TBC

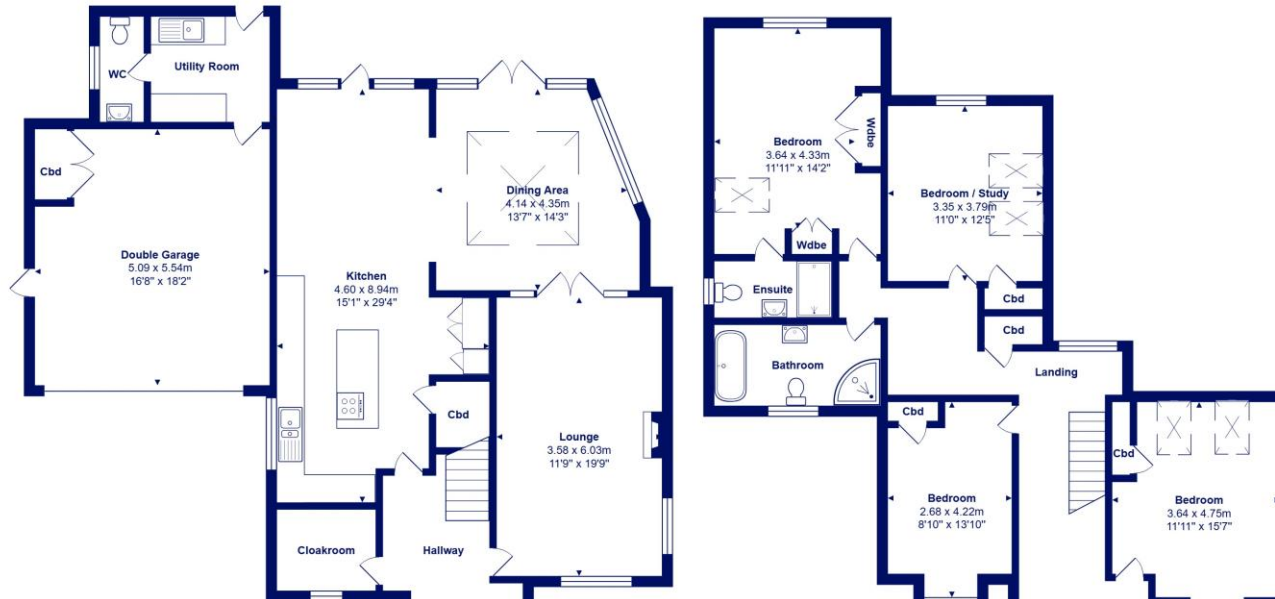




Location

Friars Cliff has long been one of the most sought after residential locations of choice for people looking to move to a seaside location within East Dorset, with its sandy award winning beaches, cafes and famous beach huts. Friars Cliff affords views over Christchurch Bay to the Needles on the Isle of Wight to the south and towards Hengistbury Head and Christchurch Harbour to the west. Perfect for families and retirement living, with the historic Priory town of Christchurch within two miles distant and with access to London in under two hours from the mainline station at Hinton Admiral.









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