



6 Argyle Road, Mudford, BH23 3NW

£1,250,000

Mitchells
 1963 — TODAY

A gorgeous character house situated within a stone's throw of Christchurch Harbour and the slipway, featuring well presented accommodation totalling nearly 2200sqft. The property carefully fuses the original character features with modern style fittings, delightful open plan living accommodation on the ground floor with a separate formal reception room and four good size bedrooms. The garden is particularly private and houses a purpose built studio whilst there is also garaging and off road parking with hard standing for boats if required. Situated in this magical position, nestled on the shores of Christchurch Harbour right in the heart of this bustling area and just a short stroll to the amenities this lovely area has to offer.

- Beautifully appointed character house of nearly 2200sqft
- Brilliant position within sight & sound of Christchurch Harbour & public slipway
- Four good size bedrooms
- Master bedroom suite with ensuite and walk in wardrobe
- Impressive, separate family bathroom room
- Refitted, modern kitchen leading onto a glass roofed extension
- Separate sitting room with feature log burner
- Open plan lounge/dining room with access onto the garden
- South facing, low maintenance rear garden
- Parking, boat storage, garage and garden studio

EPC Rating Band: C
Council Tax Band: G
Freehold

Successful buyers will be required to complete online identity checks provided by Lifetime Legal. The cost of these checks is £45 inc. VAT per purchase which is paid in advance, directly to Lifetime Legal. This check verifies your identity in line with our obligations as stipulated by our regulatory body, HMRC

