



*Flat 6 Shoreacre, 24 Marine Drive East, Barton on Sea, New*

*£299,950*

**Mitchells**

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*Flat 6 Shoreacre 24  
Marine Drive East  
Barton on Sea  
New Milton  
Hampshire  
BH25 7DT*

An enviably located two bedroom ground floor apartment situated on Barton seafront, enjoying wonderful south facing sea views extending to the Isle of Wight and the Needles from both the sitting/dining room and the main bedroom. The property is offered with no forward chain, and other features include a share of the freehold, a garage, an en-suite shower room to the main bedroom, well maintained communal areas, and direct access to the beach just thirty metres from the patio doors.

- Entrance Hall
- Sitting/Dining Room
- Kitchen/Breakfast Room
- Two Double Bedrooms
- Bathroom
- En-Suite Shower Room
- Garage
- Communal Grounds
- Share Of Freehold
- Service Charge: TBC



## The Property

Entrance hall with a UPVC double glazed front door and a double storage cupboard.

Good sized sitting/dining room with UPVC double glazed sliding doors opening onto the south facing patio and communal gardens, and enjoying stunning, far reaching sea views incorporating the Isle of Wight and the Needles.

Kitchen/breakfast room fitted with a range of wall and base units with matching worktops and an inset sink unit with mixer tap. Integrated appliances include a double electric oven, a four burner gas hob and an extractor. There is space for a breakfast table, washing machine, tall fridge/freezer and dishwasher, along with a wall mounted Worcester gas fired boiler, timber effect flooring, and part tiled walls.

Two double bedrooms, with the main bedroom enjoying fantastic south facing sea views and a fully tiled en-suite shower room comprising a shower cubicle with a Bristan shower, a wash basin, and a WC.

Fully tiled main bathroom comprising a panelled bath with mixer tap, a wash basin, a WC, timber effect flooring, and an extractor fan.





## *Gardens & Grounds*

Shoreacre stands within its own well maintained gardens and grounds, the upkeep of which is covered by the annual service charge.

There is a garage in a block to the rear, with a pitched roof, an up and over door, and an EV charging point.



## *Services*

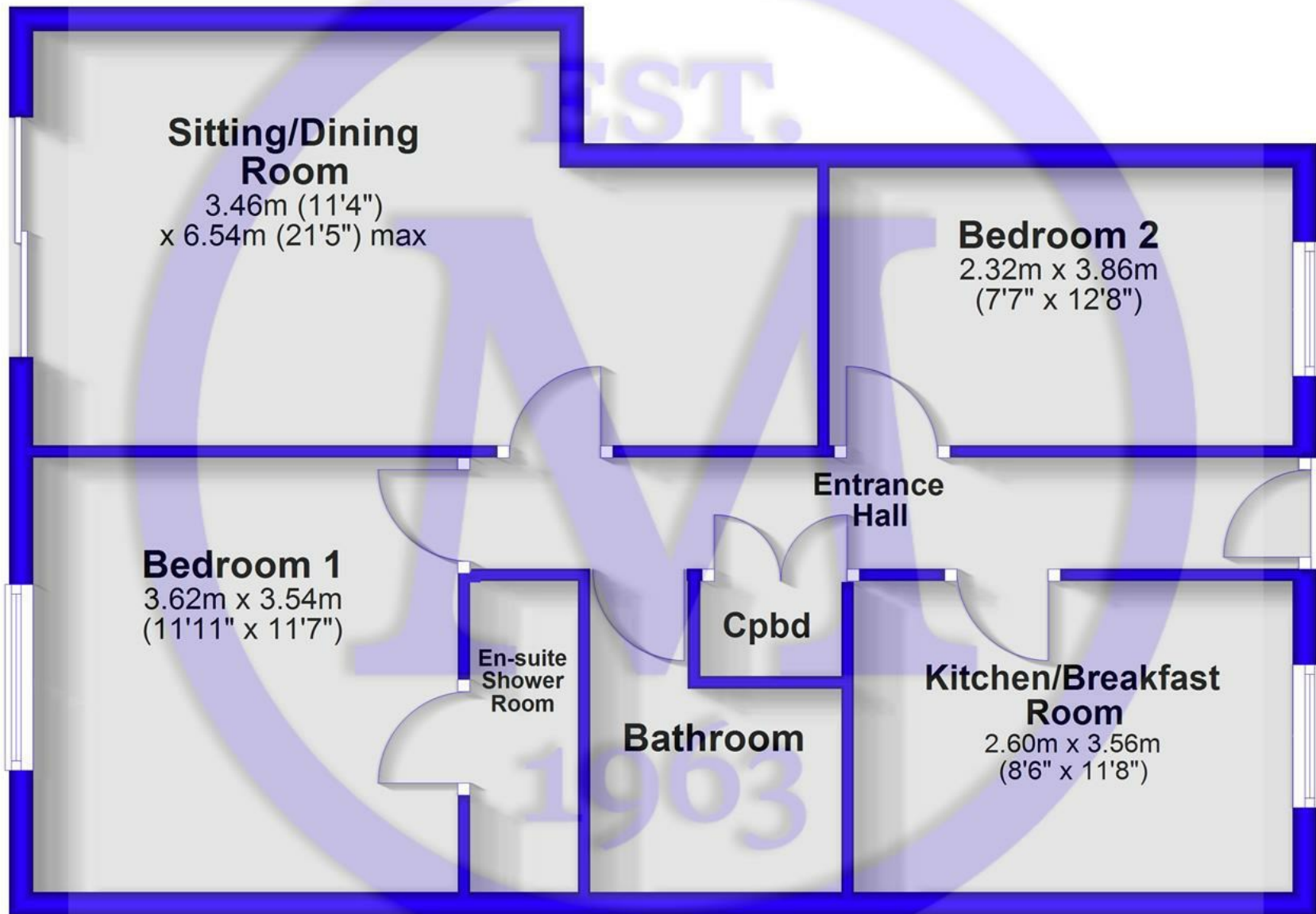
Mains gas, electricity, water and drainage

Council Tax Band: D

Energy Performance Certificate (EPC) Rating: C

# Ground Floor

Approx. 68.2 sq. metres (734.1 sq. feet)



Total area: approx. 68.2 sq. metres (734.1 sq. feet)

## Situation

Barton on Sea, a charming suburb of New Milton, enjoys a prime location along a picturesque stretch of the Solent coastline. With sweeping views across Christchurch Bay to the Isle of Wight and access to stunning coastal walks in both directions, it's a haven for nature lovers and outdoor enthusiasts. Its popularity is further enhanced by proximity to the open landscapes of the New Forest National Park, direct mainline rail links to London Waterloo, and a range of high-quality amenities. These include excellent schools, fine dining at the renowned Chewton Glen Hotel and Pebble Beach restaurant, and a 27-hole links-style golf course. Offering a perfect blend of natural beauty, convenience, and luxury, Barton on Sea continues to attract those seeking an exceptional coastal lifestyle.





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