

Total Area: 200.7 m² ... 2161ft²

All measurements are approximate and for display purposes only

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18 East Cliff Way, Friars Cliff, BH23 4EY *£1,050,000*

Mitchells

1963 — TODAY

A very special property which really is TWO HOMES IN ONE, set in this exclusive location right by FRIARS CLIFF BEACH and boasting stylish accommodation of about 2160sq ft in total. Originally designed for two family living with a totally self-contained two bedroom house to the side, the property has been lovingly refurbished in its entirety and could equally be used for HOME/INCOME if required. First class order, inside and out with a fabulous rear garden. Quite unique.

- Beautifully appointed and characterful home in show home condition
- Thoroughly modernised carefully fusing the original character features with stylish internal fitting
- Top quality kitchen and designer bathroom fittings throughout and contemporary décor
- Arguably the smartest and best laid out ANNEXE facility we have seen for some time with private entrance
- Great accommodation for growing/extended families but possible to integrate the two spaces into one
- Superb location just moments from the award winning, blue flag beach at Friars Cliff
- Lovely landscaped garden and plenty of parking
- About 2 miles to Christchurch and 1 mile to Highcliffe village

EPC Rating Band: D
Council Tax Band: F
Freehold
Successful buyers will be required to complete online identity checks provided by Lifetime Legal. The cost of these checks is £48 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

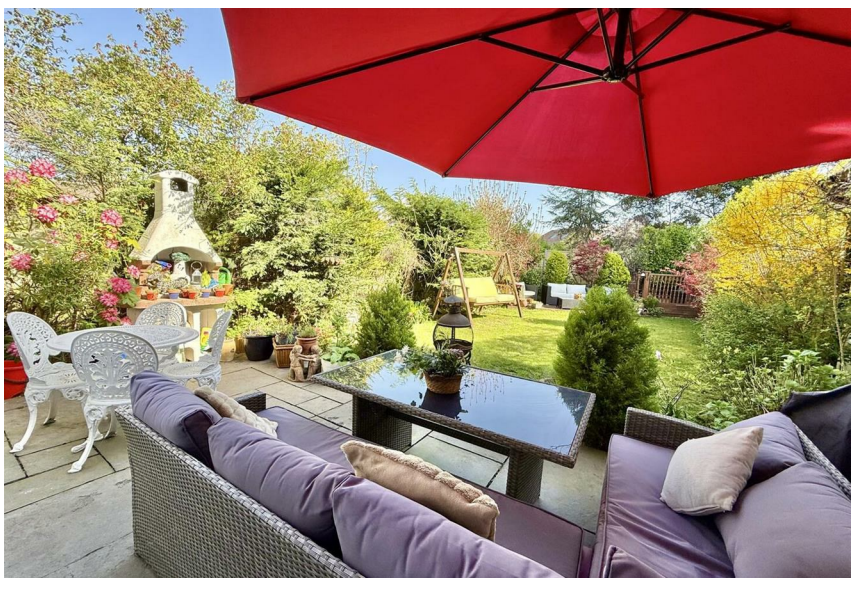














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