



Flat 7, Arlington Court, Becton Lane, Barton on Sea, BH25 7AH

£260,000

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*Flat 7
Arlington Court
Becton Lane
Barton on Sea
New Milton
Hampshire
BH25 7AH*

A well positioned two bedroom first floor apartment situated in a popular small development, ideally located within easy walking distance of Long Meadow and the beautiful Barton on Sea clifftop and beach. Other features of the property include a share of the freehold, a west facing balcony, a garage, a modern kitchen and bathroom, well maintained communal gardens, and the property is offered with no forward chain.

- Share Of Freehold
- Service Charge: £100 Per Month
- Entrance Hall
- Sitting/Dining Room
- Balcony
- Kitchen
- Two Bedrooms
- Bathroom
- Garage
- Communal Parking & Gardens



The Property

Communal entrance door with a security entry system.

Entrance hall with timber effect flooring and two separate storage cupboards.

Double aspect sitting room with timber effect flooring and a westerly outlook over the communal gardens.

Balcony with tile effect flooring, a lovely outlook over the gardens, and a sunny southwesterly aspect.

Modern kitchen fitted with a range of white wall and base units, featuring soft closing drawers and doors, a contrasting grey worktop, an inset one and a half bowl sink unit with a mixer tap, space for a washing machine and tall fridge/freezer, and a wall mounted gas fired boiler concealed in a cupboard. The kitchen also has part-tiled walls, timber effect flooring, recessed ceiling spotlights, a rear outlook, and integrated appliances including an electric oven, a microwave, a gas hob, and an extractor.

Two good sized bedrooms, with the main bedroom having built-in wardrobes.

Modern bathroom fitted with a white suite comprising a panel bath with a mixer tap and shower attachment over, a glass shower screen, a wash basin with storage beneath, a WC, timber effect flooring, and part tiled walls.





Gardens & Grounds

Arlington Court is set within very well maintained communal gardens and grounds, the upkeep of which is covered by the annual service charge.

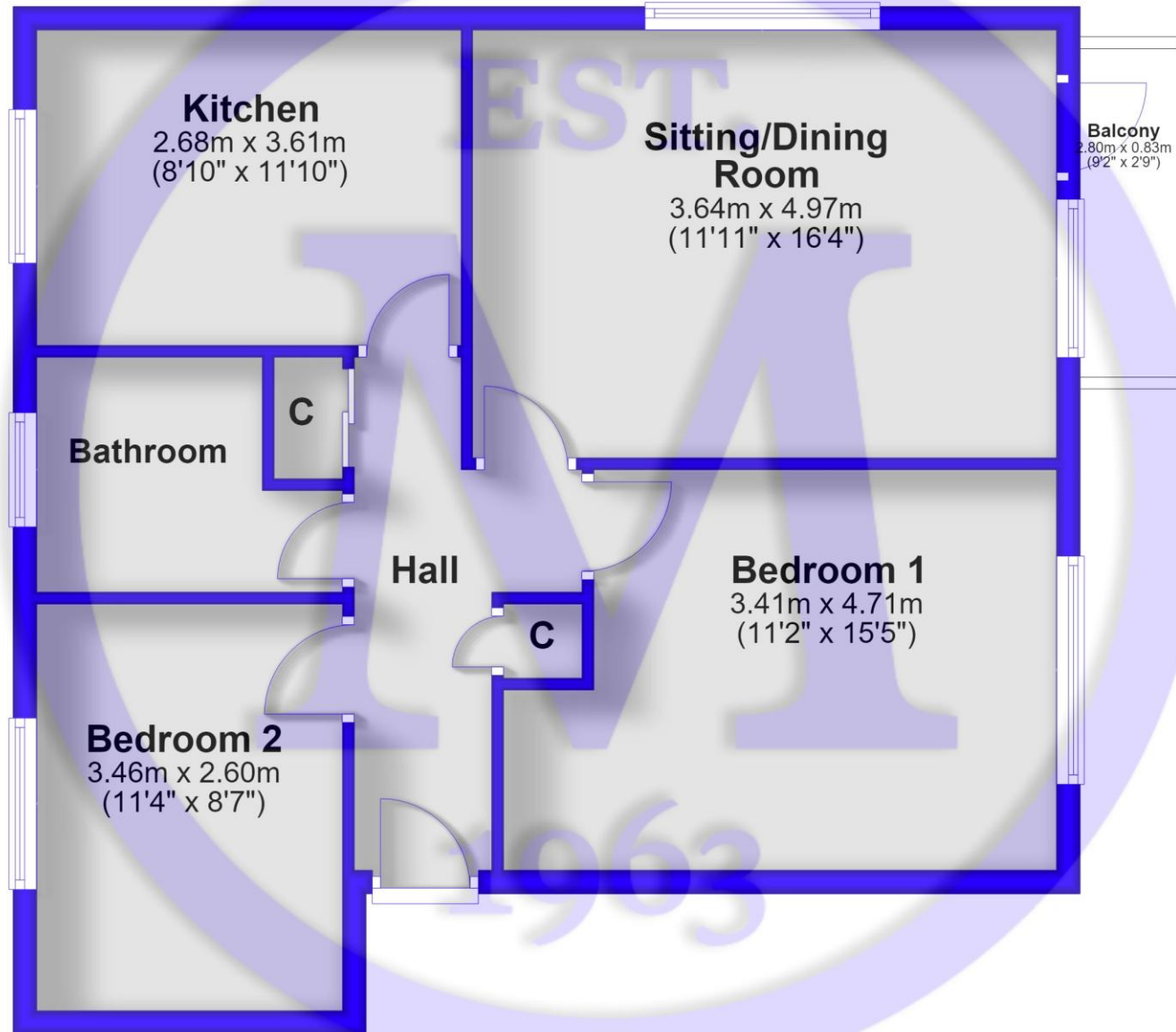
There is a garage in a block at the rear with an up and over door, as well as additional communal parking areas.

Services

- Mains gas, electricity, drainage and water
- Council Tax Band: C
- Energy Performance Rating: C

First Floor

Approx. 65.2 sq. metres (702.2 sq. feet)
(excluding Balcony)

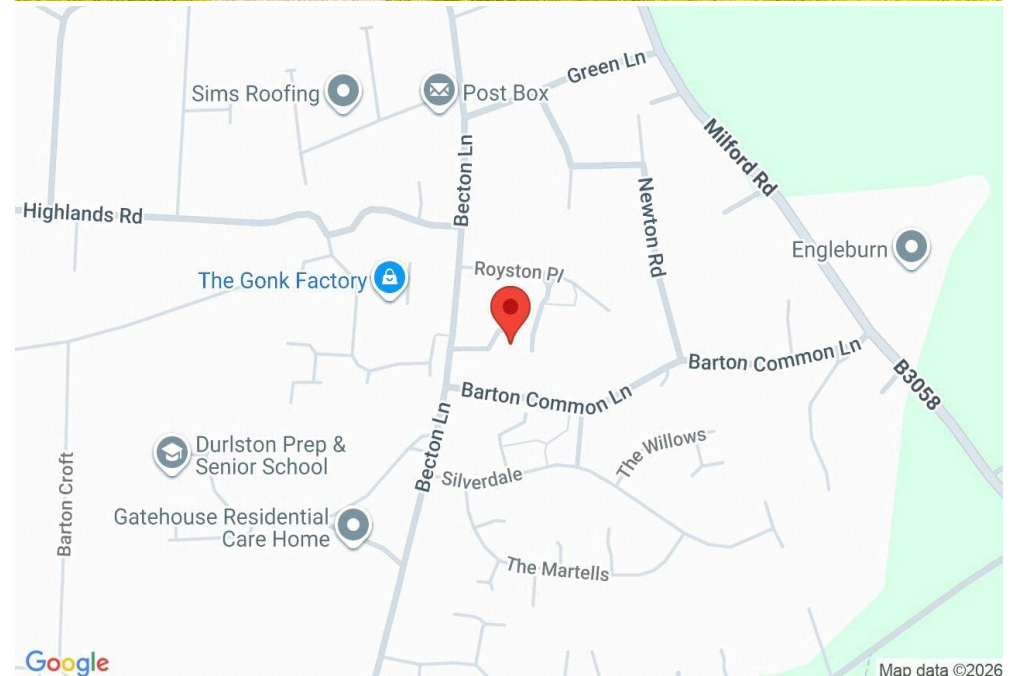


Total area: approx. 65.2 sq. metres (702.2 sq. feet)



Situation

Barton on Sea, a charming part of New Milton, sits along the same stunning Solent coast. It offers wide views over Christchurch Bay to the Isle of Wight and access to beautiful coastal walks both ways—ideal if you love the outdoors. It's close to New Forest National Park's open landscapes and has direct rail links to London Waterloo. Barton on Sea also features great schools, fine dining at Chewton Glen Hotel and Pebble Beach restaurant, and that 27-hole golf course. It's a perfect mix of nature, convenience, and luxury for coastal living.





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