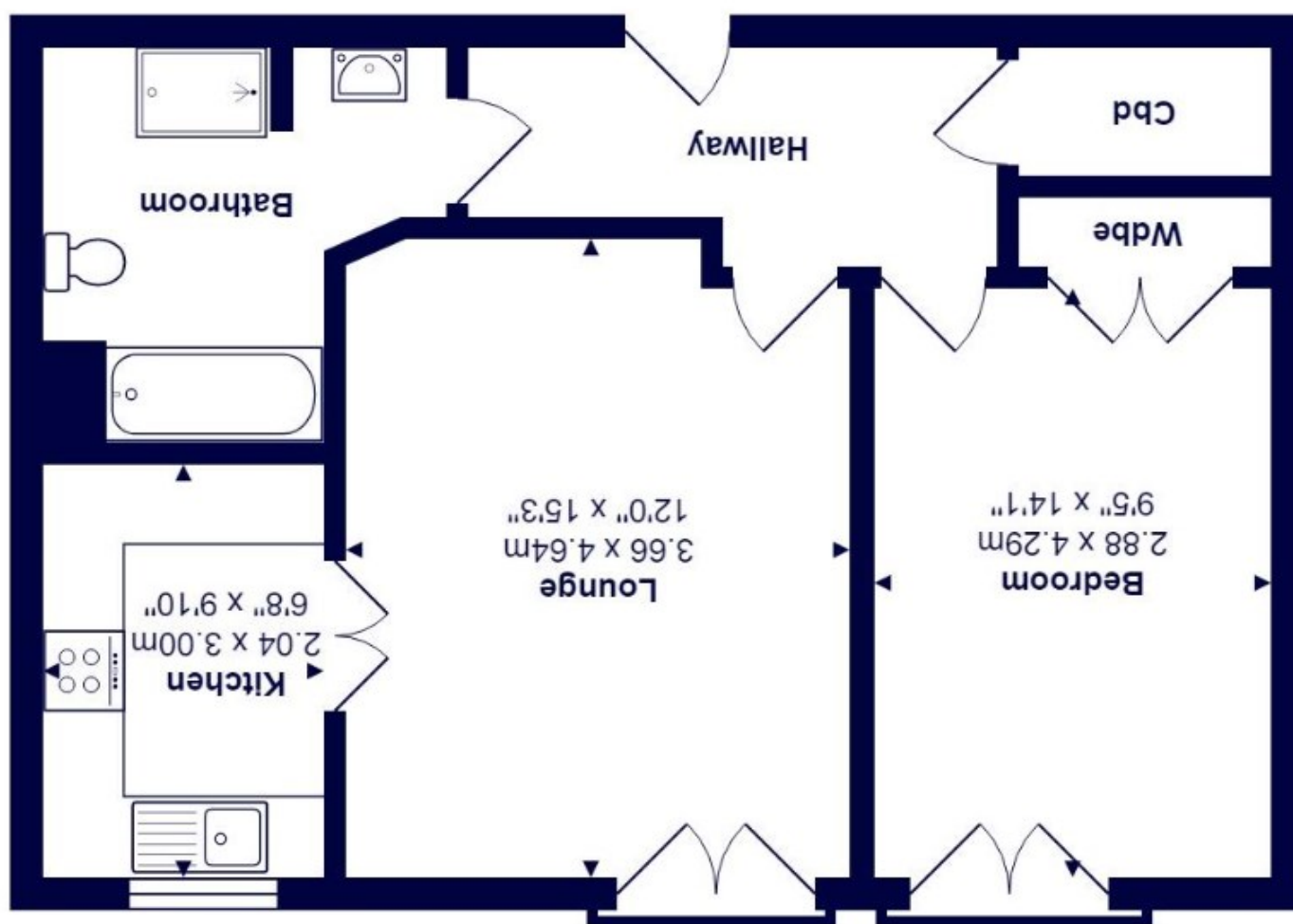




37 Highview Court, 46 Wortley Road, Highcliffe on Sea, BH23

£130,000

Mitchells
 1963 — TODAY

A superbly positioned first floor flat with a delightful westerly outlook over the communal gardens and trees with twin, Juliette balconies and presented in show home order. Forming part of the highly acclaimed Highview Court with outstanding facilities for retirement living.

Recently redecorated and in first class condition, this is a super example of these flats with one of the best outlooks. All the main rooms face west with pretty views of the colourful gardens and tree line with the fittings being in A1 order. Highview Court offers vibrant retirement living with a real buzz around the development and excellent facilities including a waitress service restaurant, 24 hour careline plus 24 hour house manager, lovely grounds and communal laundry with Miele appliances. Lots of people move to Highview for the added security, peace of mind and the convivial environment with like minded people.

- Bright and airy double bedroom with fitted wardrobes and Juliette balcony over looking the gardens
- Spacious lounge with lovely outlook, Juliette balcony and fireplace
- Well fitted kitchen with fridge, freezer, oven, hob and space for microwave
- Large bathroom with level access, non slip shower, wc and basin
- Good size storage cupboard in hall way for coats, Hoover, etc
- Three course lunch served daily (chargeable but heavily subsidised by service charge), welcoming residents lounge with tea/coffee and homemade cakes/biscuits
- Buggy store with charging points, activities arranged for residents participation, outdoor patio areas with garden furniture
- Right in the heart of the village with medical centre a short stroll away and the bustling village centre
- Please contact the agents for a full breakdown of communal services/facilities on offer. Viewings often start with a tour of the building so people can get a real feel as to what life is like, before going up to the flat itself
- Ground rent £435 p.a., service charge annual charge from 26/8/25 was £10640.76

EPC Rating Band: C
Council Tax Band: C
Leasehold
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

