6 Palma Court, Wharncliffe Road, Highcliffe, BH23 5UB *£425,000*

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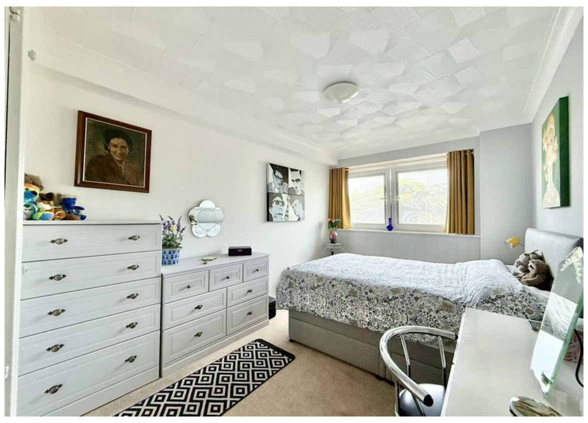
A simply superb, front line balcony apartment with spectacular views over Christchurch Bay towards Mudeford Quay. Situated on the first floor of this prestigious block with lift access and secure underground parking, the apartment features over 900 sq ft of living space and is in show condition.

Palma Court sits on private cliff top with expansive lawned grounds leading to the cliff edge. It is superbly run with a shared freehold and the communal areas are first class having been redecorated and recarpeted on recent years. The service charge is very reasonable for a block this type, testament to how well it is run. The bustling village centre is a short stroll away whilst the slope giving access to the beach below is just around the corner.

- Double balcony, cliff top apartment with outstanding sea views
- Two double bedrooms, both with fitted wardobes
- Smartly fitted bathroom with modern sanitary ware and tiling, with a second wc
- Lovely large sitting/dining room with sliding patio doors onto the sea facing balcony
- Refitted kitchen with some intergrated appliances
- Spacious reception hallway, electric heating (upgraded) and UPVC double glazed window
- Second 'sun downer' balcony off main bedroom
- Secure underground parking, secure underground storage cupboard for garden furniture/golf clubs etc
- Immaculate communal gardens, bench seating and casual visitor parking
- Service charge £1300 25/3/26- 28/9/26, per half year, no ground rent, balance of 999 year lease

EPC Rating Band: E
Council Tax Band: D
Leasehold - Share of 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



www.mitchells.uk.com
Highcliffe@mitchellsuk.com
01425 272206

Mitchells Estate Agents
284 Lymington Road
Highcliffe
Christchurch
BH23 5ET