



FLAT 10, HARBOUR COURT • SEA ROAD • BARTON ON SEA • NEW MILTON • BH25 7NH £319,950

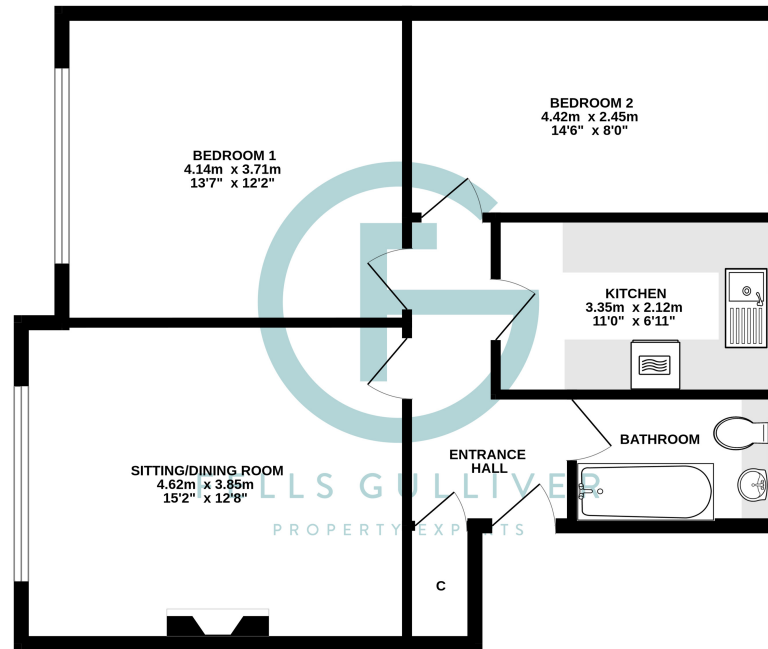
A refurbished seafront, two-bedroom apartment on Barton Cliff Top with panoramic views from the Isle of Wight through to the Purbecks. Offered with no forward chain.



FELLS GULLIVER

PROPERTY EXPERTS

FIRST FLOOR
61.1 sq.m. (658 sq.ft.) approx.



TOTAL FLOOR AREA: 61.1 sq.m. (658 sq.ft.) approx.
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Property Specification



- Refurbished seafront apartment
- Two double bedrooms
- Stunning fitted kitchen
- Garage and parking
- Prime position at Barton on Sea Cliff Top
- Panoramic sea views
- Local pubs, restaurants and cafes within easy walking distance
- No forward chain

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92-100)	A		
(81-91)	B		
(69-80)	C		78
(55-68)	D	61	
(39-54)	E		
(21-38)	F		
(1-20)	G		
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales			
			EU Directive 2002/91/EC

Description

A refurbished seafront apartment on Barton on Seas stunning cliff top. The property benefits from allocated off-street parking, a garage and panoramic sea views of The Ilse of Wight across to The Purbecks. Offered with no forward chain this stunning, spacious apartment is a must-see.

Harbour Court is a purpose-built block of seafront apartments in a prime position along Barton on Sea Clifftop. The building is within very easy access to popular local eateries such as The Cliff House and Pebble Beach. Barton on Sea sits on the fringes of The New Forest and is famous and highly regarded for its beautiful coastal walks, beaches with sea swimming, and cliff-top golf course.

Internally this bright and airy property comprises two double bedrooms, with the master bedroom benefitting from stunning sea views. The bright and spacious living room also benefits from panoramic sea views looking out towards the Isle of Wight across to The Purbecks. The living room also features an electric fireplace and big UPVC double-glazed windows to make the most of the view and allow ample

natural light. A shaker-style kitchen offering ample worktop space with eye and base level units. Fitted with an electric fan oven and induction hobs with additional space for white goods. A contemporary bathroom suite with marble effect panels and laid with tiled flooring, a shower over the bath, a heated towel rail, W.C and a washbasin above a vanity unit. All the rooms are off a central entrance hall that is spacious and features a large storage cupboard.

Externally the property has its own allocated parking space as well as a garage in a block. There is a south-facing communal garden to the front of the development overlooking Barton Cliff Top and beyond.

Agents Notes: Share of freehold 999 years from 2020

The maintenance is £1870.00 per year (2023).

Pets are allowed and No Ground Rent.





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