

PHILIPPA SOLE

SALES, LETTING & SEARCH AGENT
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4 THE PENINSULA, PANORAMA ROAD, POOLE,
DORSET, BH13 7RS



ABOUT THIS PROPERTY

£1,125,000

Four bedrooms

Three bathrooms

Access to slipway

Underfloor heating throughout

Low maintenance garden

Harbour views

Two secure underground parking spaces.

Walking distance to the beach

Council Tax band: G

Maintenance £2400 P/A

Leasehold

[Click here for virtual tour](#)

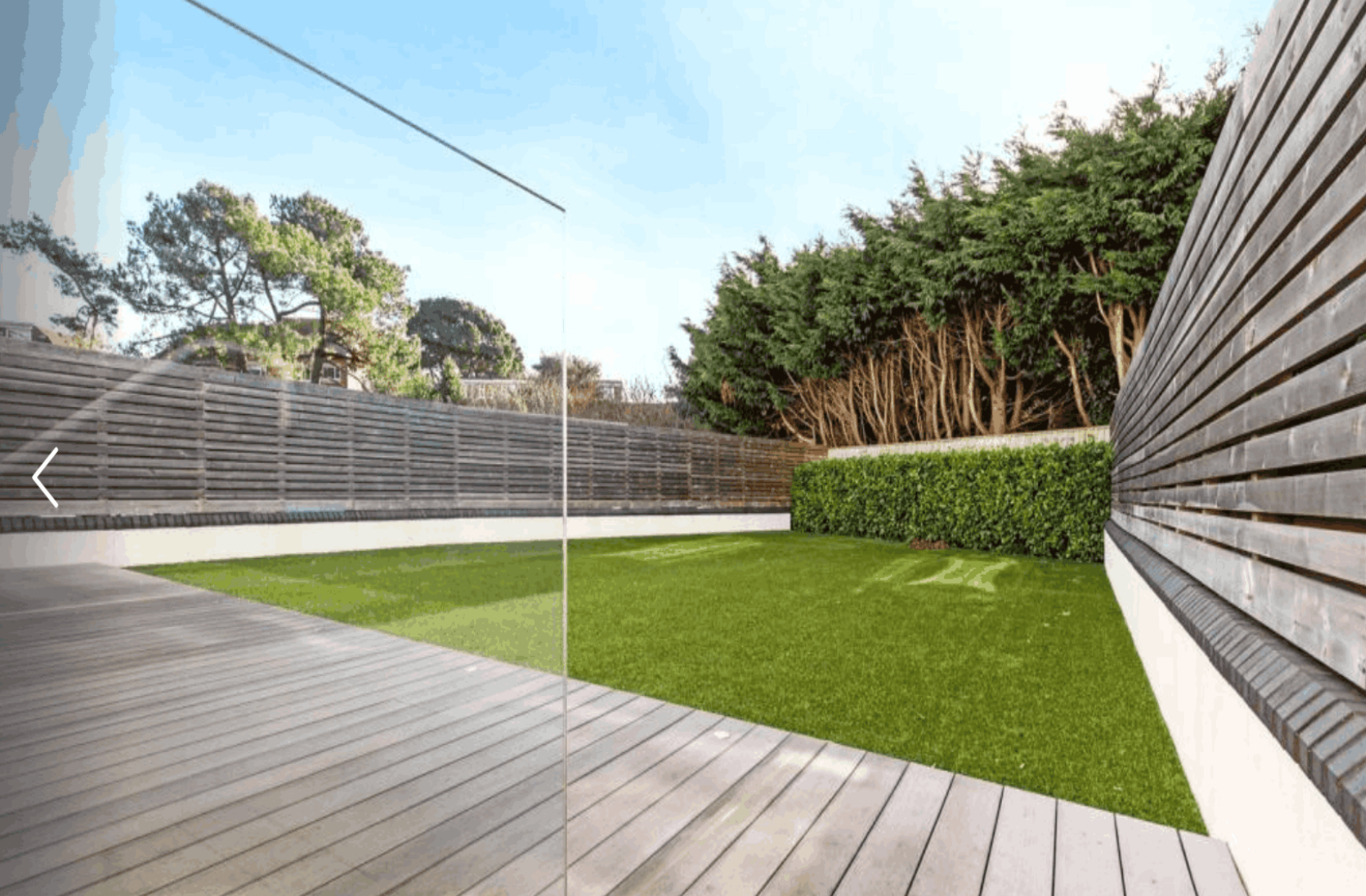
A stunning modern 4 bedroom, 3 bathroom turn key home situated in this prestigious development in the heart of sandbanks. The property can be sold fully furnished and benefits from two underground allocated parking spaces. The property is located opposite the Sandbanks Yacht Club with its restaurant, gym and slipway and is a mere 480 metres from the award-winning Sandbanks beach. 999 years on lease remaining.

Tucked away in the corner of this exclusive development this contemporary three-storey home enjoys approximately 2100 ft.² of accommodation. On the ground floor is beautifully appointed kitchen and separate utility room. The kitchen in turn leads to an open plan living space from where access to the low maintenance and secluded garden is reached via bifold doors. On the first floor are three bedrooms one being a guest suite with complete with dressing room and ensuite bathroom. The top floor is given over entirely to the master bedroom which the features vaulted ceilings and views over the yacht club to the harbour. The property has been interior designed throughout and features natural wooden flooring and under floor heating. Below the property are two allocated parking spaces located in the underground secure car park which is accessed via both a lift and stairway. Opposite the development is the locally renowned Sandbanks Yacht Club with its members only Cafe, gym and slipway.

LOCATION

Situated in the heart of Sandbanks and within easy walking distance of the award-winning beaches, this property is ideally situated to enjoy all the facilities the local area has to offer. Directly opposite the property is the Sandbanks Yacht Club, Boat Cafe and Gym. Also within easy reach is the Haven Hotel with its leisure facilities and Rick Stein's restaurant and a local newsagent is within a short walk. The small Village of Canford Cliffs is located nearby and offers a good range of restaurants and bistros. The Bournemouth Wessex Way is very close by and gives direct access to the A31 onto the M27 motorway with London approximately 2 hours commute. From Poole & Bournemouth, a direct train is available giving access into London Waterloo in approximately 2 Hours.

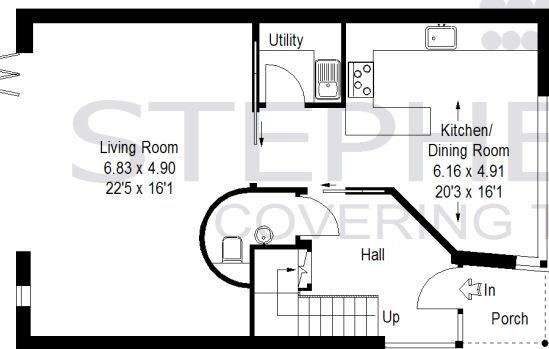
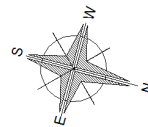
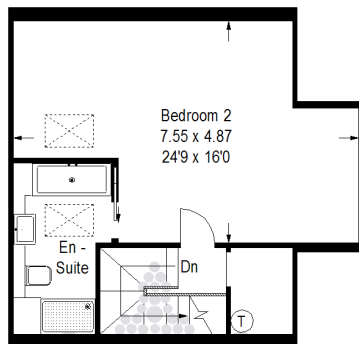




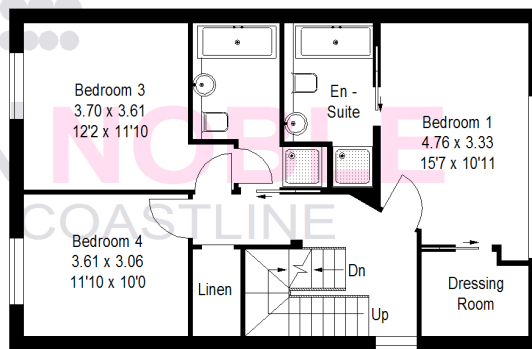
Four, The Peninsula

Approximate Gross Internal Area :- 195 sq mt / 2095 sq ft

Second Floor



Ground Floor



First Floor

This floor plan has been created using existing architectural drawings as reference material, therefore the dimensions stated may vary in the completed property.

FOR IDENTIFICATION ONLY - NOT TO SCALE
PREPARED FOR STEPHEN NOBLE ESTATE AGENTS

FLOOR PLANS SOUTHERN Ltd© 2013
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