

Flat 17, Marine Point, 72 Barton Court Avenue,
Barton on Sea, New Milton, Hampshire, BH25

Asking Price **£240,000**



Bedrooms



Living



Bathroom/Ensuite



Parking/Garage



EST
1992

THE PROPERTY PROFESSIONALS
Slades Estate Agents

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'2nd floor flat located nearly on the front line of Barton cliff top...'

Located just back from the front line of Barton cliff top, a very nicely presented two bedroom second floor apartment with sea glimpse. En-suite and fitted wardrobes in master bedroom, a share of freehold and a garage. Close to shops, cafe and eateries.

Entrance via a telephone entry system into communal lobby. Lift and stairs to all floors.

Spacious entrance hall with a utility cupboard and doors to accommodation.

There are two bedrooms, both have fitted wardrobes. The master as a modern en-suite comprising a bath with shower over and a shower screen, a wash hand basin set in vanity unit, and a WC. It is tiled with a large, heated towel rail.

The main shower room, also tiled with a heated towel rail, comprises a shower cubicle with a rain forest shower head and removable shower attachment, a wash hand basin in vanity unit, and a WC.

The kitchen comprises a range of eye and base level units with cupboards and drawers. Inset sink and drainer unit, integrated oven, hob, and fridge freezer. Part tiled walls with a

Velux window.

Lovely bright lounge diner with a westerly aspect.

Outside

The property is set in pleasant, well maintained grounds, and is conveyed with a garage which is located at the rear of the building.

Tenure and Maintenance

We understand the property owns a share in the freehold therefore no ground rent is payable.

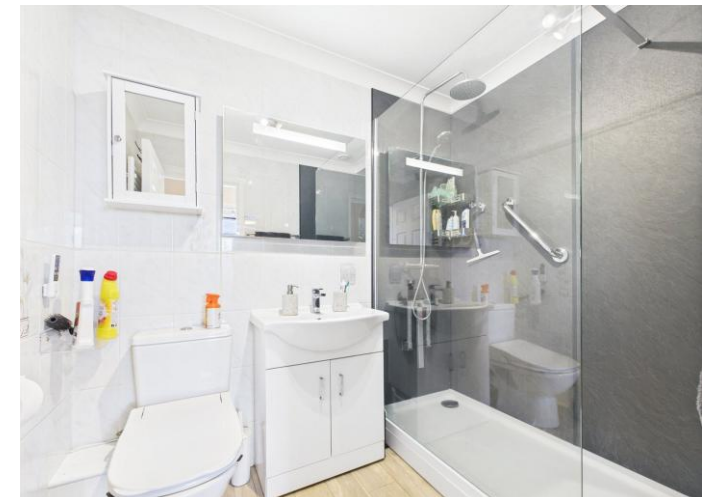
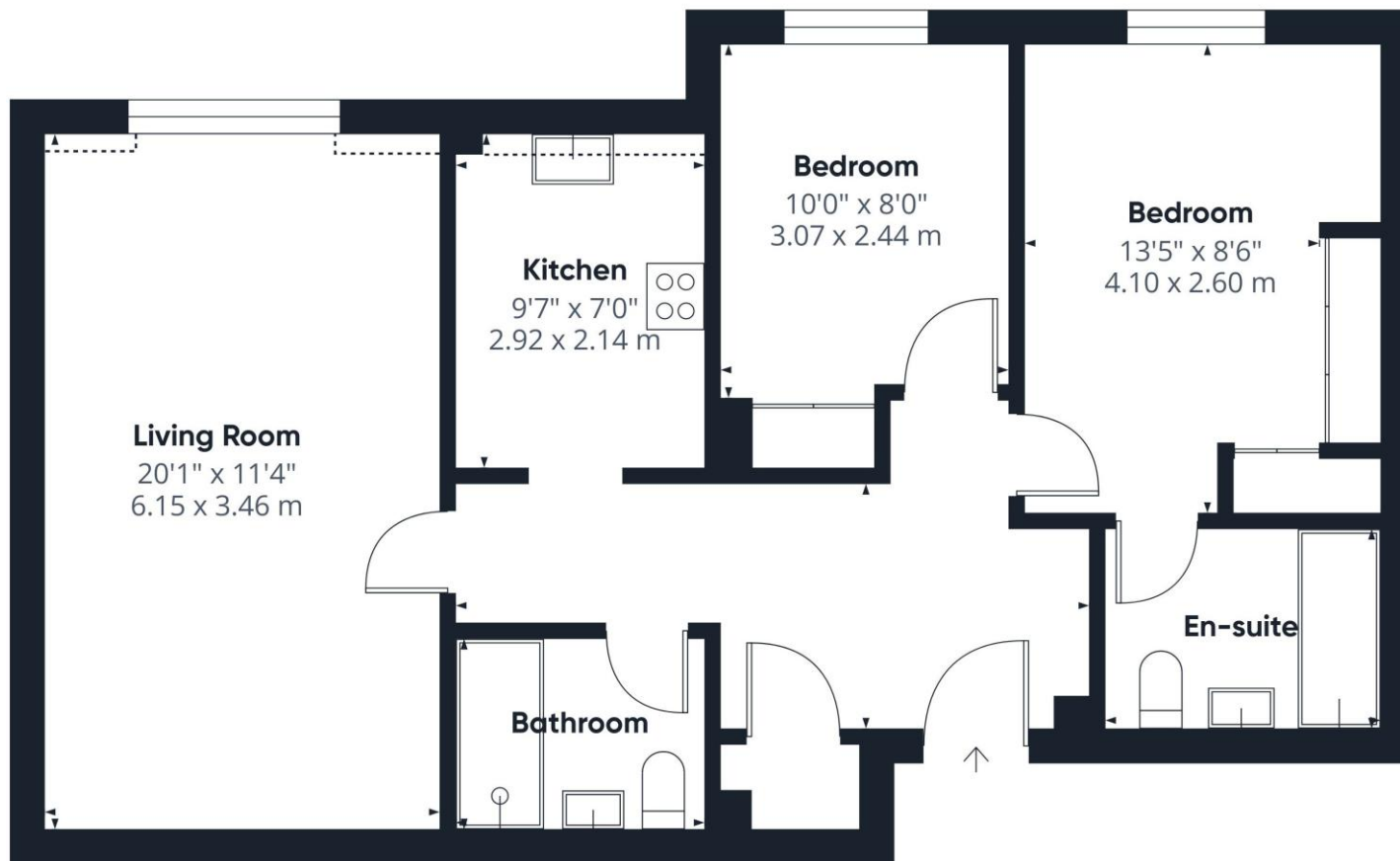
Holiday lets and pets are not allowed. We understand an annual maintenance charge is payable which amounts to approximately £2,764.

Council tax band D.



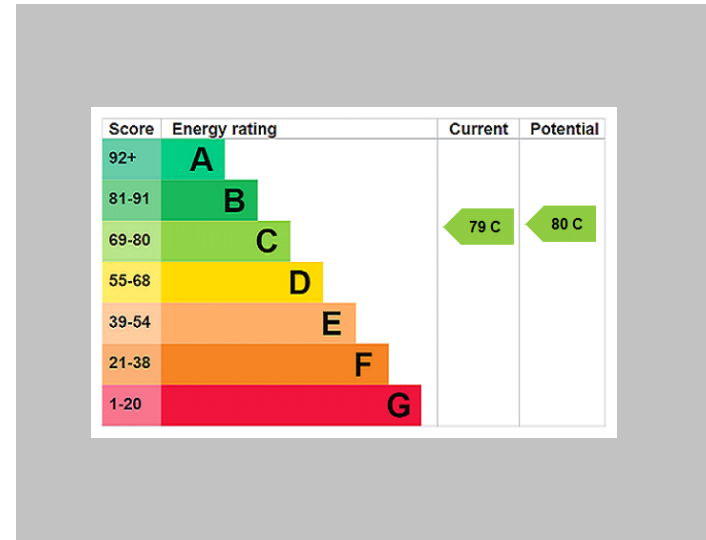
KEY POINTS

- Nearly front line apartment in Barton on Sea
- Stone's throw from the cliff top and beach
- Located on the second floor with sea glimpse
- Two bedrooms
- En-suite and fitted wardrobes to master
- Garage and casual parking
- Lift and stairs to all floors



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