



BROWNSEA ROAD, SANDBANKS











DETAILS

Superb opportunity to purchase a top floor, two bedroom apartment within 200m of the beach on Sandbanks peninsula.

The apartment is approached via a communal stairway and opens into a central hallway. The sitting room is a particularly pleasant space, enjoying a private, leafy outlook to the south across mature trees, creating a calm and light-filled environment. The principal bedroom benefits from built-in storage, while the second bedroom is also a generous double, well suited to guests or family. The existing bathroom layout offers scope for thoughtful refurbishment, with potential to create a contemporary wet room, complemented by the convenience of a separate cloakroom for visitors.

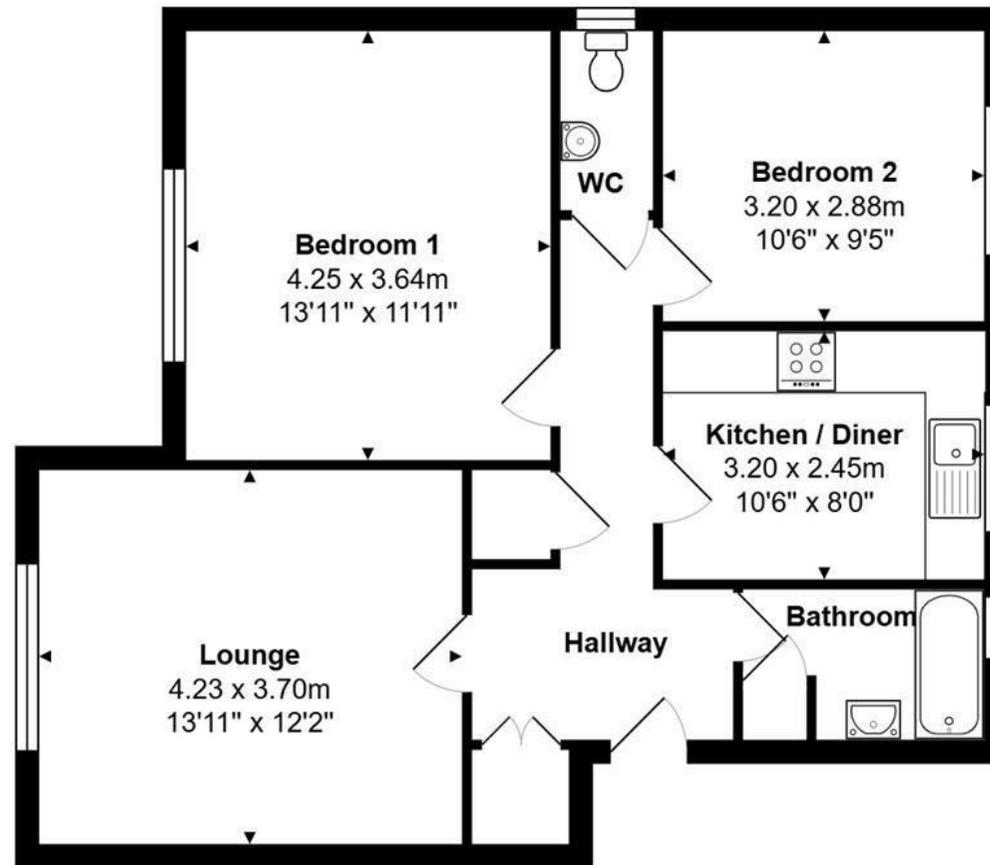
Externally, the property benefits from allocated off-street parking, and purchasers are able to apply for a beach parking permit through the local authority, providing access to parking across the Sandbanks Peninsula. Ideally positioned for the chain ferry to Studland and the celebrated sandy beaches of Sandbanks, the apartment would make a delightful seaside retreat or second home, with the added advantage of both pets and holiday letting permitted.

AT A GLANCE

Guide Price:	£440,000
Tenure:	Freehold
Stamp Duty:	£7,000 main home
Local Authority:	BCP Council
Council Tax:	BCP Band D

KEY FEATURES

- Sandbanks peninsula
- 200 metres to the beach
- Holiday Lets permitted
- Pets allowed
- Allocated off road parking
- Ideal holiday home/investment
- Scope for refurbishment



Total Area: 67.7 m² ... 729 ft²

All measurements are approximate and for display purposes only

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