



**5 SHIRLEY CLOSE, SWANAGE**  
**£295,000 Freehold**

This semi-detached family home is quietly situated in a small residential cul-de-sac in one of the oldest parts of Swanage. It is close to schools, local amenities, open country and is approximately one mile from the town centre.

Built in the mid 1960s the house is of traditional cavity construction with a Purbeck stone plinth, the upper elevations cement rendered under a pitched roof covered with concrete tiles and flat secondary roofs. The property is in need of updating throughout but benefits from distant views of the Purbeck Hills from the first floor, good sized garden and integral single garage.

The seaside resort of Swanage lies at the eastern tip of the Isle of Purbeck, delightfully situated between the Purbeck Hills. It has a fine, safe, sandy beach, and is an attractive mixture of old stone cottage and more modern properties. To the South is the Durlston Country Park renowned for being the gateway to the Jurassic Coast and World Heritage Coastline. The market town of Wareham which has main line rail link to London Waterloo (approx. 2.5 hours) is some 9 miles distant with the conurbation of Poole and Bournemouth being in easy reach via the Sandbanks ferry.

Property Ref SHI2077

Council Tax Band C - £2,390.61 2025/2026

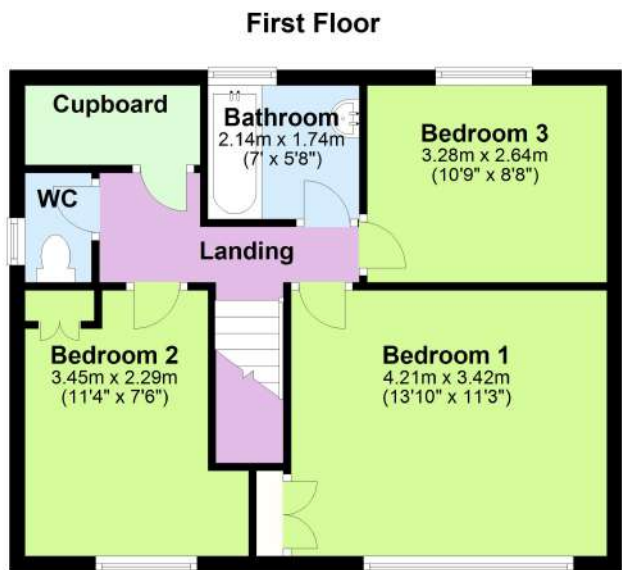
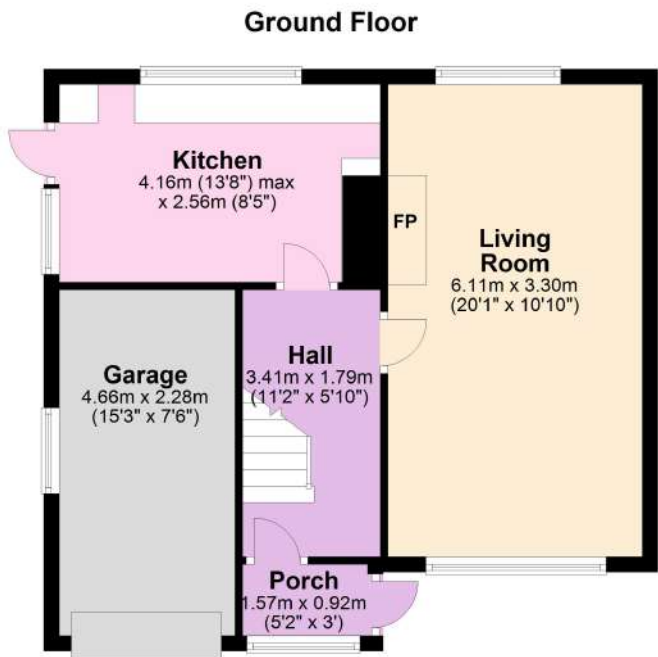


You enter this family home by a small entrance porch which leads to the hallway, which is central to the accommodation. Leading off, the spacious living/dining room spans the entire depth of the property and has a Purbeck stone fireplace with fitted electric fire. The kitchen is in need of replacement and looks out over the rear garden. There is a door leading to the rear garden from this room.

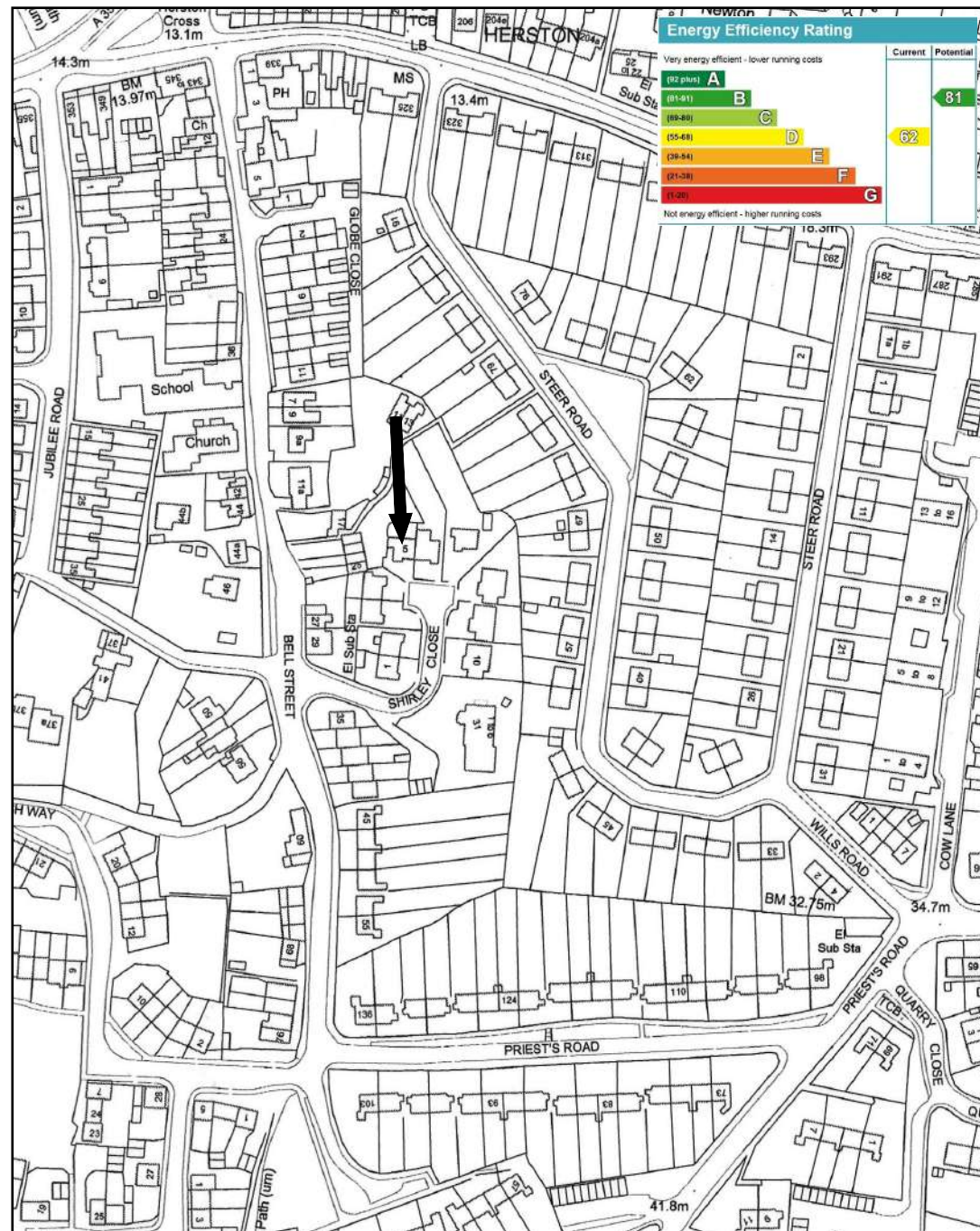
On the first floor, there are two double bedrooms and one single. Bedrooms 1 and 2 are both doubles with fitted wardrobes and are at the front of the property. Bedroom 3 is of a single size and is at the rear with distant views of the Purbeck Hills. The family bathroom and separate WC serve all three bedrooms. There is a large storage cupboard on the landing, which completes the accommodation.

To the front, there is a concrete driveway leading to an integral single garage with up and over door. The rear garden is bound by fencing and is currently uncultivated.

**Viewing.** Strictly by appointment through Sole Agents, Corbens 01929 422284. The postcode for this property is **BH19 2SD**.



**Total Floor Area**  
Approx 85m<sup>2</sup> (915 sq ft)



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