



**APARTMENT 4 WHITE LODGE, GROSVENOR ROAD, SWANAGE
£325,000 SHARED FREEHOLD**

This outstanding luxury apartment is situated on the ground floor of a prestigious block which occupies a magnificent position at Durlston, close to The Downs and Durlston Country Park. It has been designed to offer contemporary living with the advantage of its own personal entrance, timber decked garden terrace enjoying oblique glimpses across the town to the bay, luxury kitchen and bathroom suites.

The building is of traditional cavity construction, part natural Purbeck stone with cement render to the upper levels, under a pitched roof covered with plain tiles.

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 cottages and more modern properties, all of which blend in well with the peaceful surroundings. To the South is Durlston Country Park renowned for being the gateway to the Jurassic Coast and World Heritage Coastline.

Viewing is highly recommended to appreciate this superior apartment, by appointment through the Sole Agents, **Corbens, 01929 422284**. The Postcode for SATNAV is **BH19 2DD**.

Property Reference GRO2121

Council Tax Band D - £2,689.44 2025/26



The personal entrance to this luxury apartment is located to the side of White Lodge. The small entrance hall leads you directly to the generously sized open plan living/dining room with fitted inset gas fire and modern stainless steel surround. Bi-fold doors open to the personal timber decked garden terrace harmoniously extending the inside and outdoor living space. The kitchen is fitted with a range of oak veneered kitchen units with quartz worktops and has a range of integrated appliances including gas hob, electric oven, microwave, fridge/freezer and dishwasher. The inner hallway has a utility cupboard housing a Megaflo immersion heater and has plumbing for an automatic washing machine.

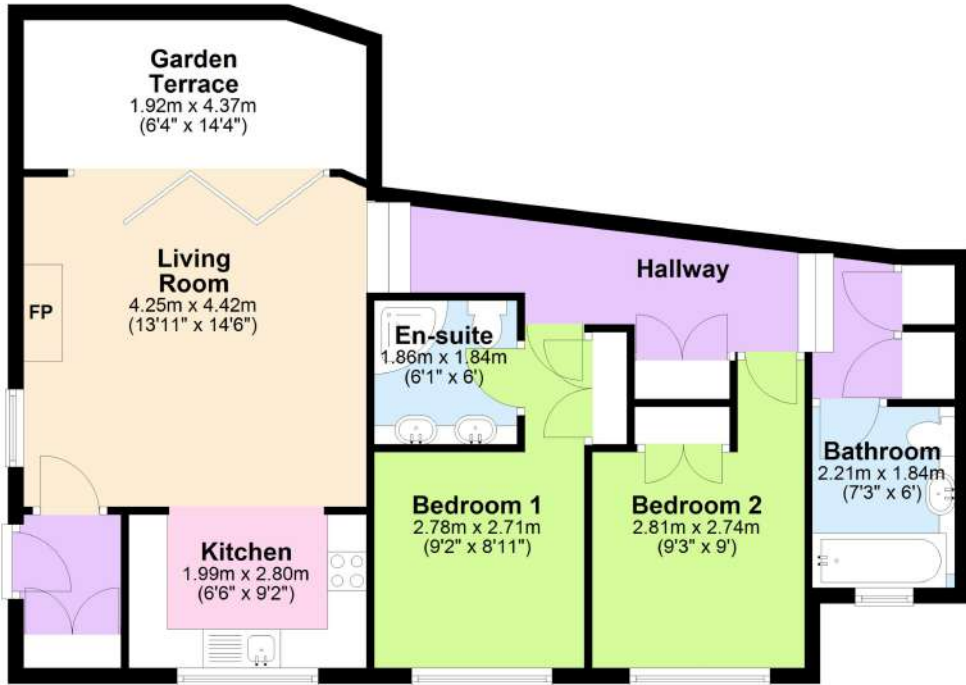
There are two good sized double bedrooms, both with fitted wardrobes. The principal bedroom has a luxury en-suite shower room and Bedroom 2 is served by the family bathroom, also fitted with a luxury suite. This completes the accommodation.

Outside, there are well tended communal grounds and a dedicated parking space. There is a shared storage area with bicycle store.

TENURE Shared Freehold. 125 year lease from 1 January 2006. Shared maintenance liability currently £TBC per annum. Ground Rent £TBC. Long lets are permitted, pets are at the discretion of the Management Company.

THE PROPERTY MISDESCRIPTION ACT 1991 You are advised to check the availability of this property before travelling any distance to view. The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. References to the Tenure of a Property are based on information supplied by the Seller. The area of the building is given for guidance purposes only and must be verified by the purchasers surveyor. A Buyer is advised to obtain verification of this information from their Solicitor and/or Surveyor. FLOOR PLANS The floor plans supplied are for guidance purposes only and should not be used for measuring. Small recesses, cupboards & sloping ceilings may not appear on the plans. LOCATION PLAN The location plans supplied are for identification purposes only and are reproduced from the Ordnance Survey Map with permission of the Controller of H.M. Stationery Office. Crown Copyright reserved.

Ground Floor



Total Floor Area
Approx. 81m² (1,475sq ft)



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Video Tour

