



**5 THE MULBERRYS, VICTORIA AVENUE, SWANAGE**  
**£365,000 Shared Freehold**



This immaculately presented modern luxury first floor apartment is situated in an excellent position conveniently located 300 metres from the town centre and beach. The Mulberrys is a small prestigious block of apartments which was formed in 2004 and has cement render elevations under a concrete tiled roof.

5 The Mulberrys offers bright and generously sized accommodation of contemporary design, incorporating an open plan living room/kitchen that opens to the South facing roof terrace, creating a harmonious blend of indoor and outdoor living. This is a rare opportunity to acquire a 3 bedroomed coastal apartment close to the seafront and viewing is highly recommended.

The seaside town of Swanage is located at the Eastern tip of the Isle of Purbeck, delightfully situated between the Purbeck Hills. It has a safe, sandy beach and walkers and cyclists can enjoy the South West Coast Path as well as access to The Durlston Country Park. Swanage is some 10 miles from the market town of Wareham, which has main line rail links to London Waterloo (approx 2.5 hours). Much of the area surrounding the town is classified as being of Outstanding Natural Beauty, incorporating the Jurassic Coast, which is part of the World Heritage Coastline.

Property Ref VIC2197

Council Tax Band D - £2,558.82 for 2025/2026



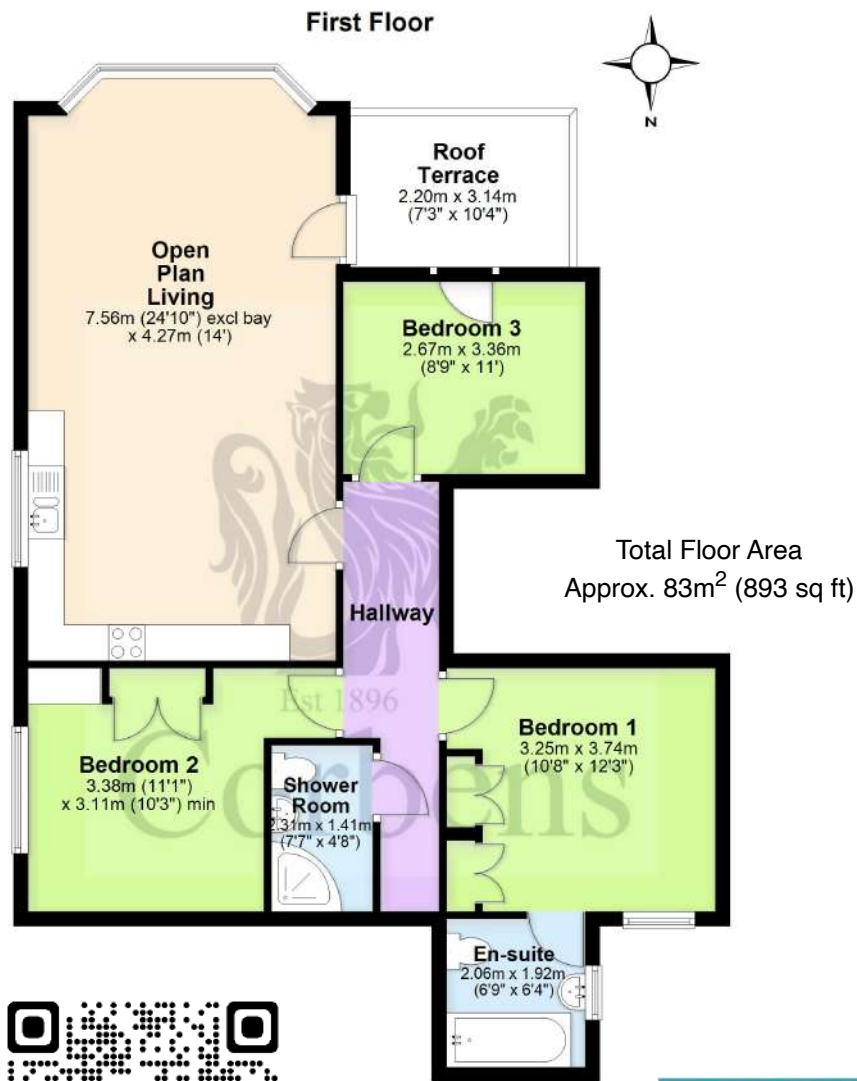
Entering this modern apartment, the hallway is central to the accommodation and leads to a bright and airy dual aspect open plan living/dining room and fully fitted kitchen. The kitchen area is fitted with a range of light wood effect units, contrasting worktops and is equipped with high quality appliances. The living/dining area has a wide bay window and has access to the South facing roof terrace.

There are three double bedrooms. The principal bedroom is particularly spacious and has the benefit of fitted wardrobes and an en-suite bathroom. Bedroom two is West facing; it is also generously sized and has a built-in wardrobe. Bedroom three is a double/twin room with its own access to the roof terrace. The family shower room completes the accommodation.

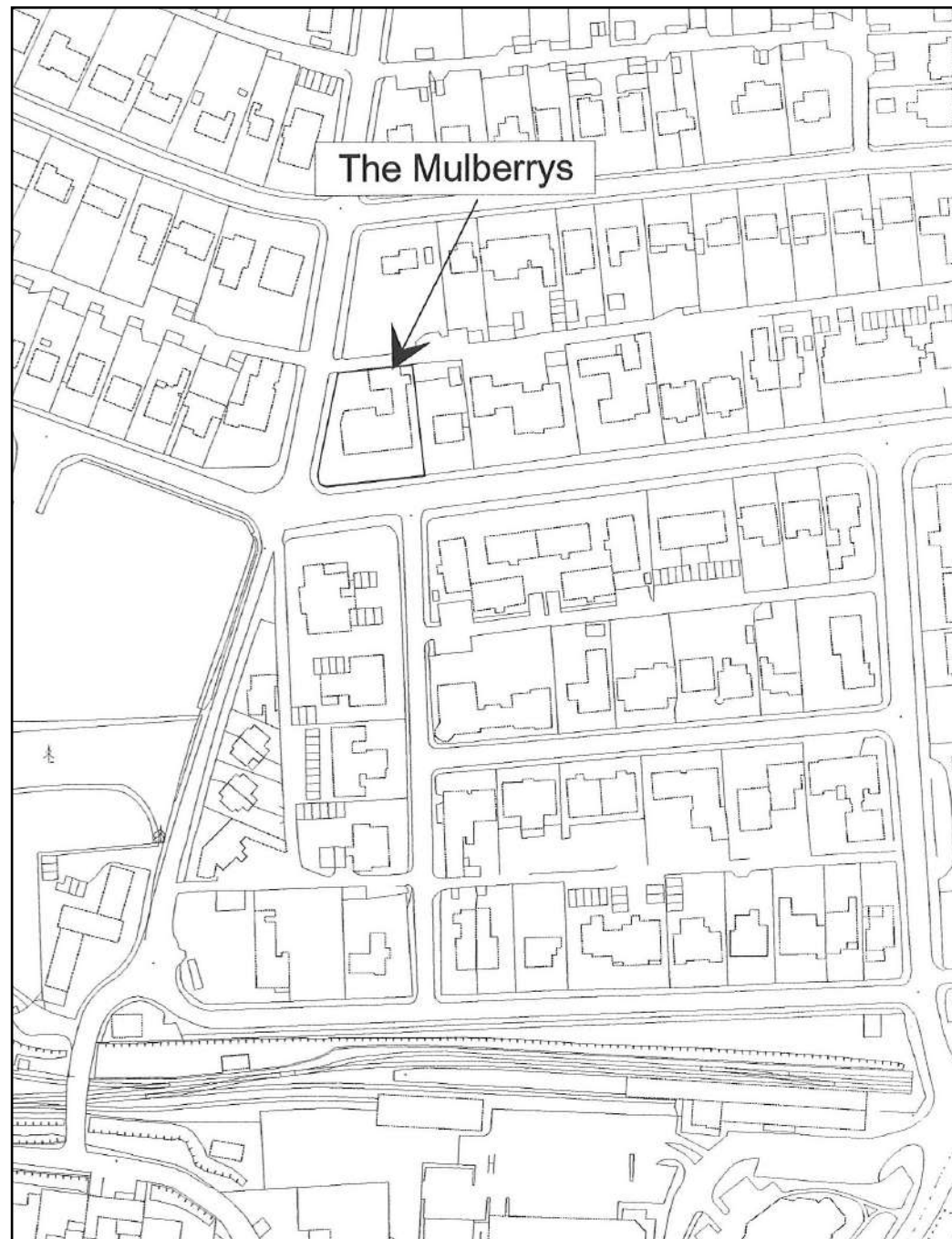
Outside, the apartment has one dedicated parking space located at the rear of the building.

**Tenure** Shared Freehold. 999 year lease from 1 October 2016. Shared maintenance charge approx £2,820pa. All lets are permitted. Pets are at the discretion of the management company.

Viewings must be accompanied and are strictly by appointment through Sole Agents Corbens, 01929 422284. Postcode for SATNAV is **BH19 1AN**.



Scan to view Video Tour



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Swanage Beach nearby

