



20 MOWLEM COURT, REMPSTONE ROAD, SWANAGE
£300,000 Shared Freehold

This modern apartment is situated on the second floor of a popular purpose built block in the centre of Swanage, approximately 150 metres from the main shopping thoroughfare and a similar distance from the beach. The building was constructed in the early 1960s of brick with part Purbeck stone under a flat roof covering which has been replaced and the insulation substantially improved.

20 Mowlem Court offers well presented spacious accommodation with impressive views of Swanage Bay the Pier and Ballard Down from the majority of rooms. it also has the advantage of lift access, good sized balcony overlooking the sea and a single garage.

The seaside resort of Swanage lies at the Eastern tip of the Isle of Purbeck, delightfully surrounded by the Purbeck Hills. It has a fine, safe, sandy beach and is an attractive mixture of old stone cottages 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.

All viewings must be accompanied and these are strictly by appointment through the Sole Agents, **Corbens**, **01929 422284**. The postcode for this property is BH19 1DR.

Property Ref REM2250

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



The L-shaped entrance hall welcomes you to this well presented second floor apartment which leads through to the good sized living room with ample space for a table and chairs and a picture window giving views across the recreation grounds to Swanage Bay, Pier, Ballard Down and the Isle of Wight in the distance. There is access to the balcony which enjoys a similar view. The kitchen is fitted with a range of light coloured units with contrasting worktops and integrated electric hob and double oven. There is also space for an under counter fridge, freezer and washing machine.

There are two double bedrooms, bedroom 1 is a particularly spacious dual aspect room with similar views to the living room and also has access to the balcony. Bedroom 2 also has views of the sea with the benefit of a built in wardrobe. The Shower room is fitted with a walk-in shower and basin with cupboard space under and WC.

Outside, there is a good sized balcony which is East facing enjoying views across the Bay. There is a single garage at the rear of the property which is accessed from Horsecliffe Lane.

TENURE Shared Freehold. 997 year lease from 25 December 1962. Current maintenance liability £427.16per quarter. Long lets, holiday lets and pets are permitted.

