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Flat 3, Brownsea View Close, 72 Brownsea View Avenue, Lilliput BH14 8LL
£1,595 pcm
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Flat 3

Brownsea View Close

Enjoying captivating views across Poole Harbour, this well-presented first-floor corner apartment offers bright, spacious accommodation in a sought-after Lilliput location. With harbour views from both bedrooms and the living room, a private balcony, garage and resident parking, the property is ideally positioned for coastal living, approximately 1.3 miles from Sandbanks Beach.

- Stunning Poole Harbour views from the living room and both bedrooms
- Private balcony overlooking the harbour
- Sought-after Lilliput location close to Sandbanks and Canford Cliffs
- Spacious open-plan living and dining room with direct balcony access
- Two generous double bedrooms, both enjoying harbour views
- Unfurnished | Pets considered | Council Tax Band E
- Resident parking within the development
- Approximately 1.3 miles from Sandbanks Beach



About This Property

The apartment opens into a welcoming entrance hallway leading to a generous living and dining room, where double-aspect windows provide excellent natural light and attractive views across Poole Harbour. Sliding doors open onto a private balcony, creating an appealing space to enjoy the waterside setting.

The separate fitted kitchen offers ample storage, work surfaces and integrated appliances, together with further harbour views.

Both double bedrooms enjoy picturesque views across the water, while a modern bathroom with a bath and separate shower completes the accommodation.

Outside

The development is surrounded by attractive, well-maintained communal gardens. The apartment benefits from a private balcony overlooking the harbour, together with resident parking.

Location

Brownsea View Close occupies a desirable position in Lilliput, within easy reach of the village's independent cafés, shops and restaurants, including the popular Mark Bennett Patisserie.

Poole Harbour and the nearby marinas offer excellent opportunities for sailing, paddleboarding and waterside walks, while Sandbanks Beach is approximately 1.3 miles away. Canford Cliffs Village, Parkstone Golf Club and Compton Acres are also conveniently located.

Lettings Information

- **Furnishing:** Unfurnished
- **Availability:** January 2027
- **Pets:** Considered on application
- **Council Tax:** Band E
- **Heating:** Electric central heating
- **Parking:** Off Street resident parking
- **EPC:** D





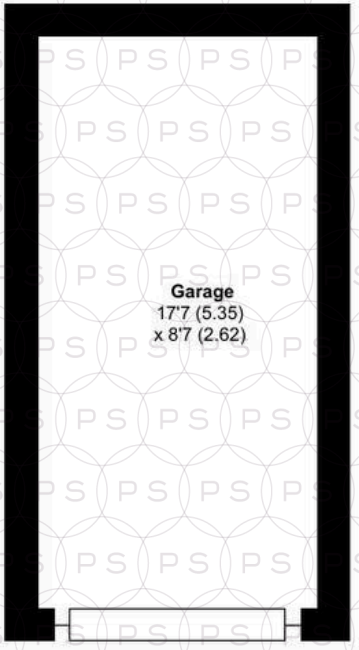


Brownsea View Close, 72 Brownsea View Avenue, Poole, BH14

Internal Area = 832 sq ft / 77.2 sq m
Balcony = 64 sq ft / 5.9 sq m
Garage = 151 sq ft / 14 sq m
Total = 1047 sq ft / 97.1 sq m
For identification only - Not to scale



GROUND FLOOR



GARAGE

Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
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