



1 CORBEAU HOUSE, 24 CLUNY CRESCENT, SWANAGE
£185,000 Shared Freehold

This attractive modern apartment is situated on the ground floor of a large detached building on the southern slopes of Swanage, approximately 250 metres from the town centre and seafront and within easy reach of 'The Downs' and Swanage Pier. Previously a hotel, the property was built around the turn of the 20th Century and converted into separate apartments during the mid-2010s. It has attractive elevations of brick with Purbeck stone dressings under a pitched roof covered with tiles.

1 Corbeau House offers immaculately presented, stylish accommodation and is ideally suited for the first-time buyer, or as an investment as all lettings are permitted.

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.



Location - within easy reach of 'The Downs'



The open-plan living room/kitchen is at the front of the property with a wide bay window giving a glimpse of the Bay, and an attractive exposed brick chimney breast. The kitchen area is fitted with a range of two tone units with complementing white worktops and an integrated electric oven with hob over.

The spacious South facing bedroom has a feature exposed brick fireplace and the benefit of a fitted wardrobe. The stylish modern bathroom is fitted with a white suite including bath with shower over and completes the accommodation.

Outside, there are communal grounds to the front of the property which are laid to paths and shrub beds/low hedging.

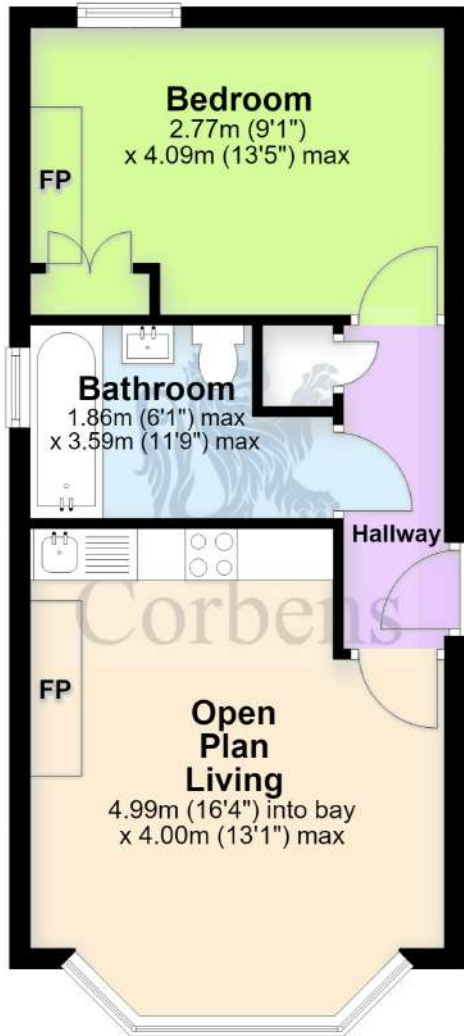
Tenure Shared Freehold. 125 year lease from 1 August 2016. Shared maintenance liability which amounts to approximately £2,100 per annum. All lettings permitted, pets are not.

VIEWING Strictly by appointment only through Corbens, 01929 422284. The postcode for this property is **BH19 2BT**.

Property Ref: CLU2354

Council Tax Band A - £1,878.71 for 2026/2027

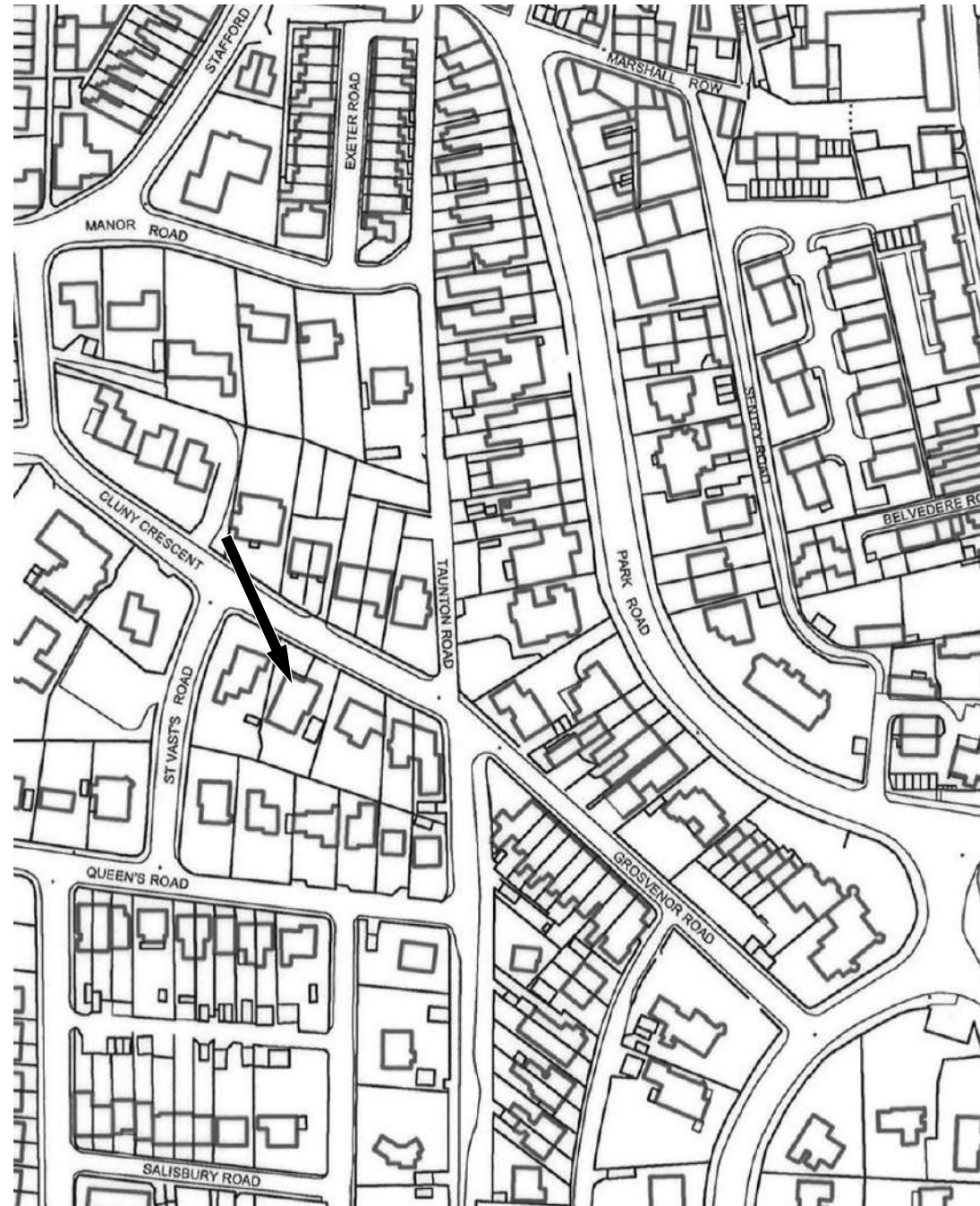
Ground Floor



Scan to View Video Tour



Total Floor Area
Approx. 38m² (409 sq ft)



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.

