



CAMDEN HURST, £750,000 SHARE OF FREEHOLD

WINKWORTH IS DELIGHTED TO PRESENT THIS SPACIOUS, WELL-APPOINTED AND RECENTLY REFURBISHED PENTHOUSE WITHIN THE PRESTIGIOUS CAMDEN HURST DEVELOPMENT, OFFERING GENEROUS LIVING SPACES, A WRAP-AROUND BALCONY, AND FAR-REACHING SEA VIEWS. SITUATED IN THE SOUGHT-AFTER COASTAL VILLAGE OF MILFORD ON SEA, THIS PROPERTY PROVIDES A WELL-BALANCED LAYOUT WITH A STUNNING LIVING ROOM, THREE BEDROOMS, A SEPARATE DINING ROOM, A VIVIAN & HOLT KITCHEN, AND A UTILITY ROOM MAKING IT AN IDEAL HOME FOR THOSE SEEKING BOTH COMFORT AND PRACTICALITY. RESIDENTS BENEFIT FROM EXCEPTIONAL COMMUNAL AMENITIES, INCLUDING A HEATED SWIMMING POOL, TENNIS, PICKLE AND PÉTANQUE COURTS AND BOWLS GREEN. DURING 2025, THE CLUBHOUSE WILL BE EXTENDED AND COMPLETELY REFURBISHED INSIDE AND OUT TO CREATE A SUPERB MULTIUSE SPACE.

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The apartment was completely refurbished by the current owners in 2023 with a new central heating boiler, radiators and hot water cylinder, new oak panelled doors throughout, a Vivian & Holt bespoke kitchen, new fully tiled bathroom and ensuite and a Howden utility room. The apartment features double glazed windows, brand new patio doors and newly laid porcelain tiled balconies.

Entrance Hallway: Artec ceiling with fitted skylight for borrow light, single radiator, single door walk-in storage/cloaks cupboard with hanging rail and storage shelves, further double door built-in meter cupboard with wall mounted electric meter and fuse board adjacent fitted airing cupboard with hot water cylinder wall mounted heating controls and further storage. Doors off to all accommodation including door to the.

Kitchen 12'7" x 8'10" (3.84m x 2.7m): The Vivian & Holt kitchen is superbly equipped, featuring smooth ceilings with spotlights, a Neff integrated oven, with combination Neff microwave/oven above, a Neff five-ring induction ceramic hob, with a mirrored splashback and Neff extractor fan with spice rack over. A mono tap is positioned over an inset white Blanco sink, and the quartz worktops offer ample workspace. Wall-mounted kitchen units provide plenty of storage. There is a pull-out larder unit, a Neff integrated dishwasher and Neff integrated fridge. The flooring is a solid wood-effect composite material.

Dining Room 18'1" x 9'11" (5.5m x 3.02m): The dining room offers direct access to the northwest-facing section of the balcony. A new north-facing window provides views over the surrounding Studland Common. The room benefits from a fitted ceiling light and carpeted flooring, with a further door leading to the kitchen.

Living Room 17'10"x14'2" (5.44m x 4.32m): The living room features large sliding patio doors leading to a south-facing balcony that wraps around the entire property, offering uninterrupted sea views. An electric feature fireplace is a central element of the room. The space is fully carpeted, with double glass doors providing access to the dining room.

Utility Room 8'11" x 5'8" (2.72m x 1.73m): The separate utility room includes an additional sink with a mono tap, further kitchen units for storage, and a light well. There is ample space for a washing machine, tumble dryer, and a tall Grundig fridge with water dispenser and matching freezer.

Hallway & Storage: The hallway benefits from extensive storage, including a large cupboard with hanging space for coats, and storage shelves. There is also a double door built in shelving unit housing the electric meter, and an airing cupboard. Heating controls are in the airing cupboard. An intercom system is installed, and a second light well provides natural light. Doors from the hallway lead to the living quarters.

Principal Bedroom 19'8" x10'8" (6m x 3.25m) with Ensuite 10'6"x5'7" (3.2mx1.7m): The primary bedroom includes bespoke oak built-in wardrobes surrounding the bed, incorporating wardrobes and overhead compartments. New sliding patio doors lead to the south-facing balcony with sea views. The en-suite comprises a walk-in shower with sliding doors, an inset washbasin and surrounding storage units with a mirror and light over, and a WC. Extractor fan fitted. A south-facing obscured window allows for privacy while maximising light. Spotlights are installed throughout.

Bedroom Two 13'6"x11'2" (4.11m x 3.4m): A well-proportioned double bedroom with large built-in bespoke oak wardrobes featuring sliding mirrored doors. Bespoke feature wallpaper adds character to the space. A north easterly-facing window allows for natural light.

Bedroom Three/ Study 11'8"x6'9" (3.56m x 2.06m): The third bedroom is versatile and can be used as a study or guest room. It features a bespoke oak built-in double wardrobe with sliding mirrored doors and a further large cupboard with shelving accessed via a solid wooden door. A new double-glazed window provides a westerly aspect.

Main Bathroom 10'5"x 9'6" (3.18mx 2.9m): The main bathroom includes a large walk-in shower (both rain and wall-mounted thermostatic variants) with glass screen, bath, WC, and inset washbasin with storage drawers under. A heated mirror with integrated lighting is fitted. A rear-facing double-glazed northeast facing window allows for natural light and ventilation. Extractor fan fitted.

This apartment offers a superb combination of space, storage, and natural light, all complemented by its enviable coastal position. Contact Winkworth today to arrange a viewing.



ALL ABOUT MILFORD ON SEA.

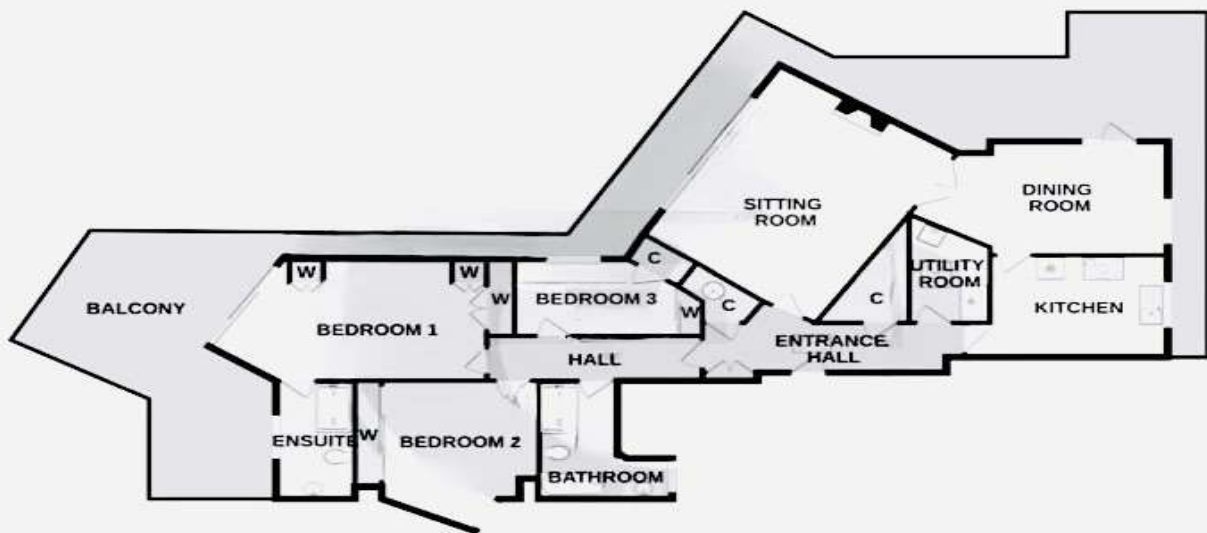
Milford on Sea is a vibrant coastal village with a heart, all amenities surround the village green. It offers a wide array of restaurants, pubs, cafes, and shops. The local amenities include a village veg, butcher with special b-b-q selection, medical centre, other essentials shops and great smiles, dental surgery. Throughout the year, the village green hosts numerous events such as an Arts & Music Festival, Plant Sale, Dog Show, and Christmas & Carole Light Service on the first Friday of December. The Community Centre and the village's four churches also run active clubs year-round.

Magic Milford also has to offer the benefit of scenic walks, with breath taking views of the Isle of Wight, the Needles, Christchurch Bay and Hengistbury Head. For nature enthusiasts, one can enjoy forest walks through the Pleasure Grounds and Studland Common, both local nature reserves, backing onto the nearby Shorefield Holiday Park facilitating its own indoor and outdoor swimming pool, gym, bar and restaurant.

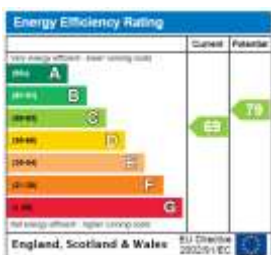
Just a short drive away is the New Forest National Park. This substantial Park offers unspoiled woodland, heathland, and river valleys, where multiple species of wildlife including Ponies and Cattle roam freely. The New Forest is ideal for walking, cycling, and horse riding in a car-free environment.

The Georgian town of Lymington is only 3 miles from Milford, in addition to the nearby town of New Milton which offers not only local shops, comprehensive and private schooling and supermarket, but a Rail Station providing fast services direct to London Waterloo. Bournemouth town and the City of Southampton, 18 Miles from Milford on Sea, both obtain airports offering convenient access for domestic and international flights.

PENTHOUSE APARTMENT 126.0 sq.m. (1356 sq.ft.) approx.



This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Property Ref: MOS250013

Tenure: Share of Freehold

Service Charge: £5600 per annum

Council Tax Band: E

Water Supplier: TBC

Heating: New Central Heating Boiler

All figures that are shown were correct at the time of printing.

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