



Beach Hut - Mudeford Spit



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£270,000

Accommodation

Hut 78 fronts onto the harbour side and has glorious waterside views in a westerly direction towards Christchurch Town. The hut, which measures 16'7 x 10'2, has undergone a great deal of modernisation and improvement, including timber double glazed windows and impressive timber and glass bi-fold doors opening the front of the hut onto the sandy beach and entertainment area.

The hut is in a convenient place for accessibility, being a short stroll from the ferry landing stage, with the harbour to the front providing a good area for mooring a small RIB in the shallow water. Hut 78 has solar power with 12 volt fridge and lighting together with bottle gas for cooking. The sleeping area is downstairs and on the mezzanine accessed via wooden stairs inside the hut. Sleeps 4 comfortably. A deposit will secure the purchase, (available to move into September time).

Fees

Christchurch Borough Council. Council tax is approx. £500 per year and the license fee/ground rent is approx. £2082 per year.

Services

We note that gas is supplied via Calor Gas bottles, and the hut has solar panels.

Note

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Directions

Mudeford Sand Spit can be accessed from Hengistbury Head where there are beautiful beachside, cliff top and harbour side pathways and walks or there is a land train which runs on a regular basis. Access can also be gained via the Mudeford ferry which runs seasonally, weather permitting.

The Beach House restaurant and shop are also within easy striking distance, as well as an amenities block which offers toilets and residents shower facilities.



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