



1 bed retirement property to buy in PO13

Marine Parade East, Lee-on-the-Solent, Hampshire, PO13 9FE

£155,000 Starting Bid

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Tenure

Leasehold

Residents parking

Property features

- ✓ Being Sold via Secure Sale online bidding. Terms and Conditions
- ✓ 1 Bedroom
- ✓ Over 60s Retirement Property
- ✓ Close proximity to shops and amenities
- ✓ EPC Rating B

Key Information

- ✓ Council Tax: Band B
- ✓ EPC Rating: B
- ✓ Heating supply: Electric
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTC (fibre to the cabinet)
- ✓ Mobile signal: Good

Arrange a viewing

Felix Keene
Branch Manager
South West Auction

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- ✓ Flexible viewing slots
- ✓ Accompanied viewings

Description

****BEING SOLD VIA SECURE ONLINE AUCTION, TERMS & CONDITIONS APPLY****

Situated along the picturesque Marine Parade East in Lee-On-The-Solent, this charming 1 bedroom retirement apartment for the over 60's offers a delightful coastal living experience. Spanning an impressive 549 square feet, the property is designed to maximise space and comfort, making it an ideal choice for individuals or couples seeking a serene retreat by the sea.

Constructed in 2008, the apartment boasts modern features and a contemporary aesthetic, ensuring a stylish and inviting atmosphere. The well-appointed living area provides ample natural light, creating a warm and welcoming environment. The bedroom is generously sized, offering a peaceful sanctuary for rest and relaxation.

Residents will appreciate the proximity to the stunning coastline, with beautiful beaches and scenic walks just moments away. The vibrant local community offers a variety of shops, cafes and amenities, making everyday living both convenient and enjoyable.

Entrance Hall -

Shower Room - 2.08 x 1.70 (6'9" x 5'6") -

Reception Room - 6.93 (max) x 3.20 (max) (22'8" (max) x 10'5" (max) -

Kitchen - 2.26 x 1.47 (7'4" x 4'9") -

Bedroom - 5.94 x 2.83 (19'5" x 9'3") -

For sale through Pattinson Auction under Conditional Terms.

Council Tax Band: B

Tenure: Leasehold

Length of Lease: 107

Annual Ground Rent Amount: £415.00

Annual Service Charge Amount: £2,320.00

Price: Starting Bid £155,000

Property Type: Retirement property

Parking: Residents

Construction materials: Brick and block

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: Yes

Adaptations: Level access

Restrictions: Yes

Required access: No

Heating: Electric

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

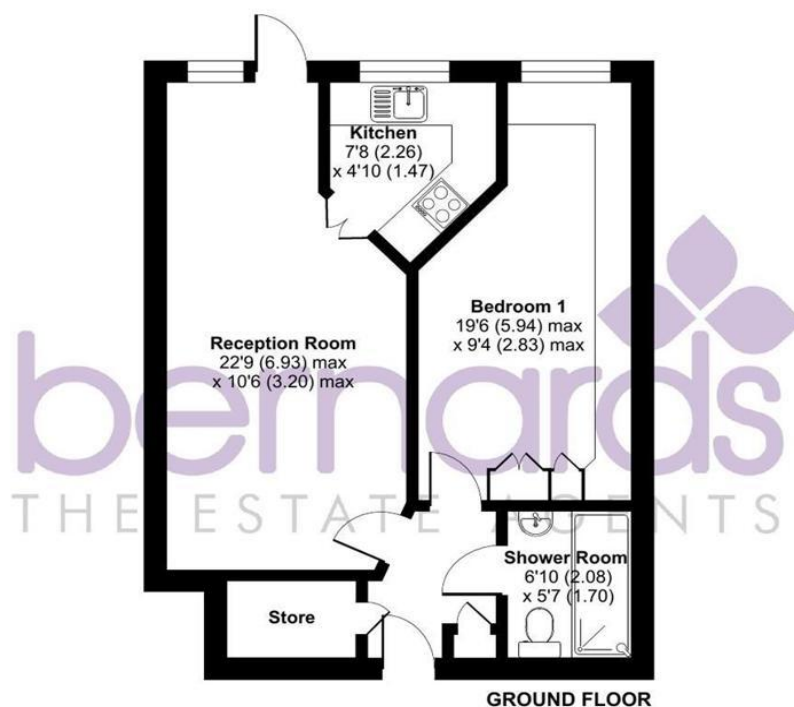
Broadband: FTTC (fibre to the cabinet)

Mobile signal coverage: Good

Marine Parade East, Lee-on-the-Solent, PO13

Approximate Area = 543 sq ft / 50.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nlcocom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1331482

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Marine Parade East, Lee-on-the-Solent, Hampshire, PO13 9FE

Contact your local branch today for more information on this property:

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