

BEACH HUT 159, CALSHOT BEACH, CALSHOT SO45 1BS

PRICE: £44,950



LOCATION

The beach hut is a day hut and is situated directly on Calshot Beach with superb views across Southampton Water towards the Isle of Wight, whilst the Spinnaker Tower at Portsmouth is also visible from here. Items included in the sale include sun loungers, cupboards, small gas cooker, etc. There is a small decked area under cover at the front.

TERMS AND CONDITIONS

The hut is available on an annual licence from New Forest District Council (NFDC). The current licence fee is £711 inc. VAT per annum for NFDC residents. If you are not a NFDC resident the licence fee is £926 inc. VAT per annum. There is a transfer fee payable by the seller, which is currently £480 inc. VAT.

RATES

The property is classed as a non-domestic property, but we understand that as the rateable value is below the threshold of £15,000, it is zero rated. However, we would ask all interested parties to check this information with NFDC. We further understand that if you do not own any other non-domestic properties within NFDC, there are no rates payable.

DIRECTIONS

On reaching Calshot, fork left towards Calshot Activity Centre and the beach hut will be found on the sea side at the end of the public car park and toilets.

VIEWING

STRICTLY BY APPOINTMENT

OPEN	Weekdays	9.00am - 5.00pm
	Saturday	9.00am - 4.00pm
	Sunday	10.00am - 3.00pm

PMD/HC/07.23

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open 7 days

