Instinct Guides You



Waverley Road, Weymouth
£180,000

- Garage
- No Onward Chain
- Ground Floor
- On A Bus-Route
- Two Double Bedrooms
- Amenities Nearby







Registration No. 08079158 Directors Mr Wilson, Mr Tominey

Courtesy Notice Upon using WilsonTominey as selling agents ensure we are made aware of contractual obligations you may be under. We can then proceed accordingly.

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The Property Ombudsman

An opportunity to acquire a GROUND FLOOR apartment boasting a GARAGE and TWO DOUBLE BEDROOMS in LODMOOR. Presented with NO ONWARD CHAIN, the property is stationed within easy reach to an array of amenities including various supermarkets and shops with a regular bus service serving Weymouth and Dorchester.

Upon entering, the hallway creates an immediate sense of space, benefiting numerous useful storage cupboards with access leading to all rooms.

The lounge is positioned to the front of the property being a bright and airy space offering generous proportions with ample living and dining space. The kitchen benefits from a good selection of eye and base units with built in oven, hob and space for white goods.

The two bedrooms are great size double bedrooms both with either built in or fitted storage overlooking the communal garden to the rear.

Finishing the accommodation is the bathroom with pedestal wash hand basin, bath, w/c and full height tiling surround.

Externally the apartment is sat within communal lawns with a garage in a block.

Lounge/ Dining Room 16'8" x 13'2" (5.10 x 4.03)

Kitchen 10'5" x 7'8" (3.19 x 2.34)

Bedroom One 12'6" max x 11'5" (3.82 max x 3.48)

Bedroom Two 13'2" x 10'3" > 8'6" (4.03 x 3.13 > 2.61)

Bathroom 6'9" x 5'10" (2.07 x 1.78)

Lease & Maintenance Information

The vendor informs us that there is a 999 year lease with 947 years remaining, the service charge is £1,430 per annum which includes the buildings insurance, no letting is permitted and no pets.

We recommend details are verified by your solicitor before incurring any additional costs.

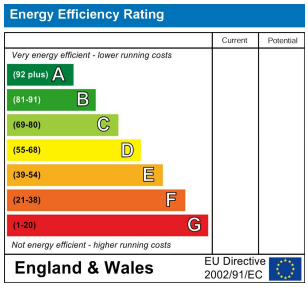


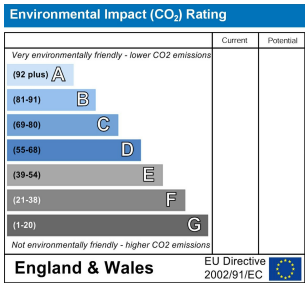












Important Notice: Particulars are prepared for marketing purposes only and should not be treated as a statement of the condition of any building, fixture or appliance. All measurements, floor plans and lease/ maintenance are approximate and not to be relied upon. Purchasers should make their own checks before relying on any of the information provided herein. * For double glazing and gas radiator heating, it is where specified.