

BOARDMAN  FIELDS
CHICKERELL, WEYMOUTH



7 Boardman Fields, Chickerell, Weymouth, Dorset

An impressive development of 9 brand new detached bungalows and houses situated in an exclusive, private cul-de-sac on the outskirts of Chickerell village within easy reach of the Fleet and Jurassic coast.

Asking Price

£615,000

Freehold

**Symonds
& Sampson**

ESTABLISHED 1858

7 Boardman Fields, Chickerell, Weymouth, Dorset, DT3 4BA

- Exclusive development of 6 brand new detached bungalows and 3 detached houses
- Private cul-de-sac location on outskirts of Chickerell
- Luxury fitted shaker style kitchen/ family room with integrated appliances
- Three bedrooms with en-suite shower room and family bathroom
 - Coloured UPVC windows
 - Gas fired underfloor heating throughout
 - Fitted intruder alarm
- Landscaped rear garden with Indian Sandstone patio and lawned garden
 - Detached garage and driveway
 - 10 year Build-Zone Warranty

Viewing strictly by appointment
Symonds & Sampson
01305 251154





The Property

Boardman Fields is an exclusive development of six detached bungalows and three detached houses situated in a select cul-de-sac location at Chickerell, Weymouth.

Phase 1, plots 3-8 are offered for sale with guide prices from £595,000. Each bungalow is beautifully crafted offering an abundance of light and space with a plethora of luxury specifications.

Plot 7 - On entering the spacious and bright hallway, the accommodation comprises of a separate sitting room to the front. A stunning open-plan kitchen/dining/family room is a particular feature with access leading to the enclosed garden. Luxury fitted shaker style kitchens have central island, by Kitchen Elegance with stone worktops, integrated Neff oven and combination microwave oven, induction hob, integrated fridge/freezer and dishwasher. Luxury Amtico flooring runs throughout the room. There are three bedrooms with en-suite shower room to the main bedroom, together with a family bathroom. All bedrooms come with built-in wardrobes.

The purchase includes carpets to the sitting room and bedrooms. Tiled hallway and bathrooms. Luxury Amtico Spacia oak effect flooring to the kitchen. Gas fired underfloor heating throughout.

Outside gardens come landscaped with Indian Sandstone patio and lawned rear garden, gravelled driveway and detached garages with power and light.

Situation

Chickerell lies on the outskirts of the popular coastal town of Weymouth and close to the World Heritage Jurassic Coastline which includes the famous Chesil Beach which stretches along the coast to Lyme Regis. Chickerell itself is much sought after with the area boasting a vibrant and active community and a wide range of amenities and facilities including both primary and secondary schools, a general store with Post Office, village hall, chemist, two public houses and Budmouth community sports centre with 3G sports pitches.

The nearby coastline has a network of footpaths which provide the opportunity to enjoy good coastal walks and

breath-taking views along the Fleet Lagoon. Weymouth town centre can be found within 3 miles and provides a wider range of shopping facilities, eateries, as well as the sandy beach, picturesque inner harbour and a main line rail station providing links to London Waterloo and Bristol Temple Meads.

Specification

Kitchen

Luxury fitted shaker style kitchen with central island, by Kitchen Elegance
 Stone worktops and integrated appliances
 Neff single oven
 Neff combination microwave oven
 Induction hob
 Integrated fridge/freezer
 Luxury Amtico Flooring

Flooring

Carpets to the snug and bedrooms
 Tiled hallway and bathrooms
 Luxury Amtico Spacia oak effect flooring to the kitchen

Bathrooms
Bathrooms by the BigBath Company
Sanitaryware by Duravit and Saneux
Wall hung vanity units
Vado brassware
Porcelanosa tiling
Shaver point

Outside
Coloured UPVC windows
Indian Sandstone patio and turf to rear garden
Sliding doors from kitchen to patio
Gravel driveways. Detached garages with power and light

Services
Mains gas, electric and drainage. Gas fired underfloor heating throughout

Broadband: We are informed that there are Ultrafast speeds in the area.
Mobile Phone: Network coverage is reported to be good indoors and out (Information from <https://www.ofcom.org.uk>)

Warranty: 10 year Build-Zone Warranty

Security: Fitted with intruder alarm

Local Authority: Dorset Council Tel 01305 251010
Council Tax: New Build rate not available yet
EPC: New build Sap rating to be updated

Please Note
The drawings and particulars are for illustrative purposes only and shall not form part of any contract. Example images on the brochure are from a typical show home.

Directions
What3words
from.tastings.lamplight

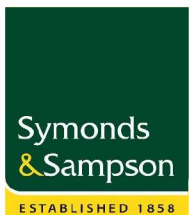
Poundbury/DW/17.04.24



Nord Homes



01305 251154
Arch Point House 7 Queen Mother Square
Poundbury
Dorset
DT1 3BY
poundbury@symondsandsampson.co.uk



IMPORTANT NOTICE: Symonds & Sampson LLP and their Clients give notice that:

1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary Planning, Building Regulation or other consents, and Symonds & Sampson have not tested any services, equipment, or facilities.

