



Trematon Street Poundbury, Dorchester, Dorset, DT1 3AN



- Available immediately for an initial 12 month tenancy
 - Two parking spaces with one in a car port
 - Spacious accommodation

- Newly decorated throughout
 - Enclosed rear garden
 - Central location in Poundbury

Rent: - £1500 per calendar month / £346 per week

Available immediately for an initial 12 month tenancy with preference for a long term tenant. Not suitable for cats. One dog considered at landlords discretion.

Well presented three bedroom semi-detached house situated close to the Buttermarket.

The accommodation is well proportioned and comprises entrance hall, cloakroom with toilet, sitting room and kitchen/diner with integrated double oven, hob, dishwasher and space for a washing machine.

On the first floor there are two double bedrooms and one single bedroom. There is a family bathroom with shower over the bath.

To the rear of the property is an enclosed garden. The property also has two allocated off road parking spaces, one of which is in a covered car port.

The property has gas central heating. The rent is exclusive of all utility bills including Council Tax, mains Water and Sewerage, broadband, mains Gas and mains Electric. There is limited mobile signal and Superfast broadband provided to the property as stated by the Ofcom website. There is no recorded flood risk at the property.

Rent: - £1500 per calendar month / £346 per week
Holding Deposit - £346
Security Deposit - £1,730
Council Tax Band: D
EPC Band: C

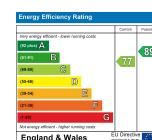
SITUATION

Poundbury is an urban extension to the County town, built on the principles of architecture and urban planning as advocated by The Prince Of Wales in 'A Vision of Britain'. Poundbury gives priority to people, rather than cars, and is a mixture of commercial buildings with residential areas, shops and leisure facilities to create a walkable development. The property is situated in a convenient location close to the stylish Buttermarket and also within walking distance of Queen Mother Square, which provides a good range of amenities including Waitrose, a public house, butchers, gallery, coffee houses, restaurant and garden centre. Across the Poundbury development there are a variety of boutiques, a post office, veterinary practice, dental surgeries and doctors' surgeries, along with a number of specialist outlets and a First School.

The county town of Dorchester has a great selection of both independent and national retailers, choice of cinemas and restaurants and a couple of museums, whilst the seaside town of Weymouth again boasts great shopping and has an award winning sandy beach, marina and picturesque old harbour. The Dorset County Hospital is nearby.

DIRECTIONS

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