

Hull Gregson Hull



53 Brackendown Avenue
Weymouth, DT3 6HY

Asking Price £330,000 Freehold



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A two double bedroom bungalow in an enviable elevated location in Preston with beautiful far reaching views over Weymouth bay and Portland. This lovely home is in need of decorating and modernising throughout with scope to further extend and adapt. Further benefiting from a long driveway and separate single garage with garden to both the front and rear. This property is gas centrally heated and UPVC double glazed throughout and is being offered to the market with no onward chain.

Entrance Hall

Doors to:

Bedroom 1

11'10" x 10'10" (3.61 x 3.32)

Front aspect window with radiator below

Bedroom 2

9'11" x 10'1" (3.03 x 3.08)

Front aspect window with radiator below

Shower Room

Single shower cubicle, wash hand basin, WC, partly tiled with high level side aspect window

Living Room

15'11" x 10'10" (4.86 x 3.32)

Large rear aspect window with far reaching sea views, radiator below

Kitchen

9'5" x 9'11" (2.88 x 3.03)

Fitted kitchen with eye and base level cupboards and worktop space, stainless steel sink and drainer with mixer tap, space for domestic appliances, cupboard containing the boiler, external door to the rear garden

Outside

Front garden predominately laid to lawn edged by mature shrubs and driveway leading to a single garage at the rear. Enclosed rear garden laid to lawn with steps rising to the rear kitchen door.





Other Information

Construction

Traditional cavity wall construction with brick elevations under a tiled roof

Broadband (estimated speeds)

Standard - 13 mbps

Superfast - 47 mbps

Ultrafast - 1000 mbps

Flood Risk

Rivers & Seas - No risk

Surface Water - Very low

Services

The property is supplied with mains gas, electricity and water, and mains drainage.

Legal Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



Floor Plan



Viewing

Please contact our Hull Gregson & Hull Weymouth Office on 01305 776 666 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

