



**Wheatlands**

Portland, DT5 2EB

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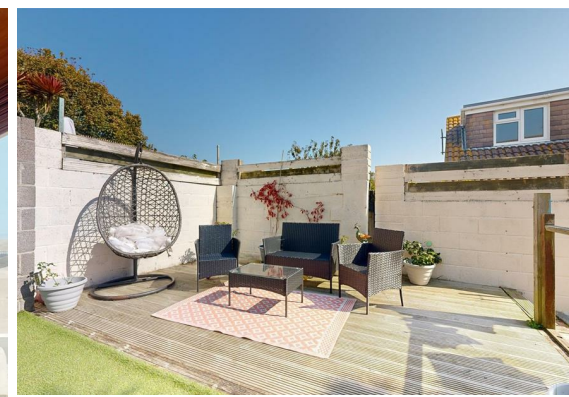
**Asking Price**  
**£325,000 Freehold**



# Wheatlands

Portland, DT5 2EB

- No Onward Chain
- Sizeable Family Home
- Off Road Parking
- Popular Residential Location
- Low Maintenance Garden
- Modern Fitted Kitchen
- Family Bathroom & WC
- Close To Coastal Walks
- Transport Links Nearby
- Viewings Highly Recommended





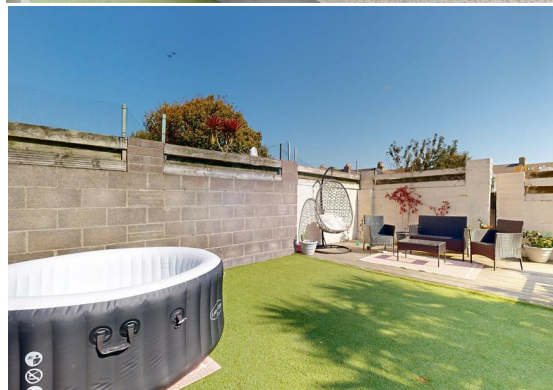
A well presented FOUR BEDROOM family home offered with NO ONWARD CHAIN. This ideal SEMI-DETACHED property benefits from SPACIOUS ACCOMMODATION THROUGHOUT. Comprising a SIZEABLE OPEN PLAN LOUNGE/DINER, fitted kitchen with GARDEN ACCESS and converted Fourth bedroom. On the first floor is the Three bedrooms, FAMILY BATHROOM & SEPERATE WC. To the front there is OFF ROAD PARKING for two vehicles, the rear garden is a mixture of artificial lawn, patio and decking.

Stepping into the property you are greeted by a bright entrance porch



with space to hang jackets and coats before entering the main premises. The hallway gives access to bedroom Four, stairs to the first floor and the lounge/diner which then leads onto the kitchen. This spacious family home boasts a large open plan lounge/diner which runs the length of the property. Windows set parallel to the front and rear of the property allow for plenty of natural lighting. The kitchen offers a selection of wall and base level units as well as a built in cooker, hob and extractor fan, there is also space for a tall fridge/freezer within the kitchen. Stepping out of the kitchen to garden, access is gained to the utility room which is where the further domestic appliances are stored. Completing the downstairs accommodation is the converted Fourth bedroom which is currently being used as a play room, the Fourth bedroom is of a double size.

Stairs rise to the first floor where bedrooms one, two, three and the family bathroom with separate WC are located. All three bedrooms are double bedrooms, with bedroom one and two both being of a similar size. Bedroom three is a smaller double but still offers adequate space for the needs of a modern family. The family bathroom comprises a modern white bathtub with separate shower cubicle and wash hand basin. There is a separate WC located off the landing.



The garden is comfortable size with two tiered sections, one of which being laid to artificial grass, with the upper tier being decked.



**Lounge/Diner**  
31'2" x 10'9" (9.51m x 3.28m)

**Kitchen**  
11'6" x 7'8" (3.53m x 2.34m)

**Bedroom Four**  
16'8" x 7'0" (5.10m x 2.14m)

**Utility**  
17'6" x 5'4" (5.35m x 1.63m)

**Bedroom One**  
11'10" x 11'3" (3.62m x 3.44m)

**Bedroom Two**  
12'0" x 11'0" < 13'5" (3.68m x 3.37m < 4.10m)

**Bedroom Three**  
9'11" > 7'11" x 9'10" (3.03m > 2.43m x 3.01m)

**Family Bathroom**  
8'1" x 7'8" (2.48m x 2.36m)

**WC**

**Additional information**

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Semi Detached House

Property construction: Standard

Mains Electricity

Mains Water & Sewage: Supplied by Wessex Water

Heating Type: Gas

Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker. [checker.ofcom.org.uk/](http://checker.ofcom.org.uk/)

**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, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

