



Queens Road
Portland, DT5 1AH

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**Offers In Excess Of
£240,000 Freehold**



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- Stunning Direct Sea Views
- Charming Characterful Portland Cottage
- Offered For Sale with No Onward Chain
- Accommodation Arranged Over Three Floors
- Two Double Bedrooms
- Spacious Open Plan Living Room
- Modern Fitted Kitchen
- Downstairs Shower Room
- Ideal Investment or Main Residence
- Boasting Light & Airy Living





Offered for sale with NO ONWARD CHAIN is this CHARMING, CHARACTERFUL END TERRACE COTTAGE. This light and airy property BOASTING GENEROUS accommodation arranged over THREE FLOORS and benefits from BREATH TAKING DIRECT SEA VIEWS. The accommodation comprises a MODERN FITTED KITCHEN/BREAKFAST ROOM, ground floor shower room, SIZEABLE LIVING ROOM and TWO DOUBLE BEDROOMS.



Upon entering the property you are greeted by a lobby area where internal doors provide access to all ground floor accommodation. This charming



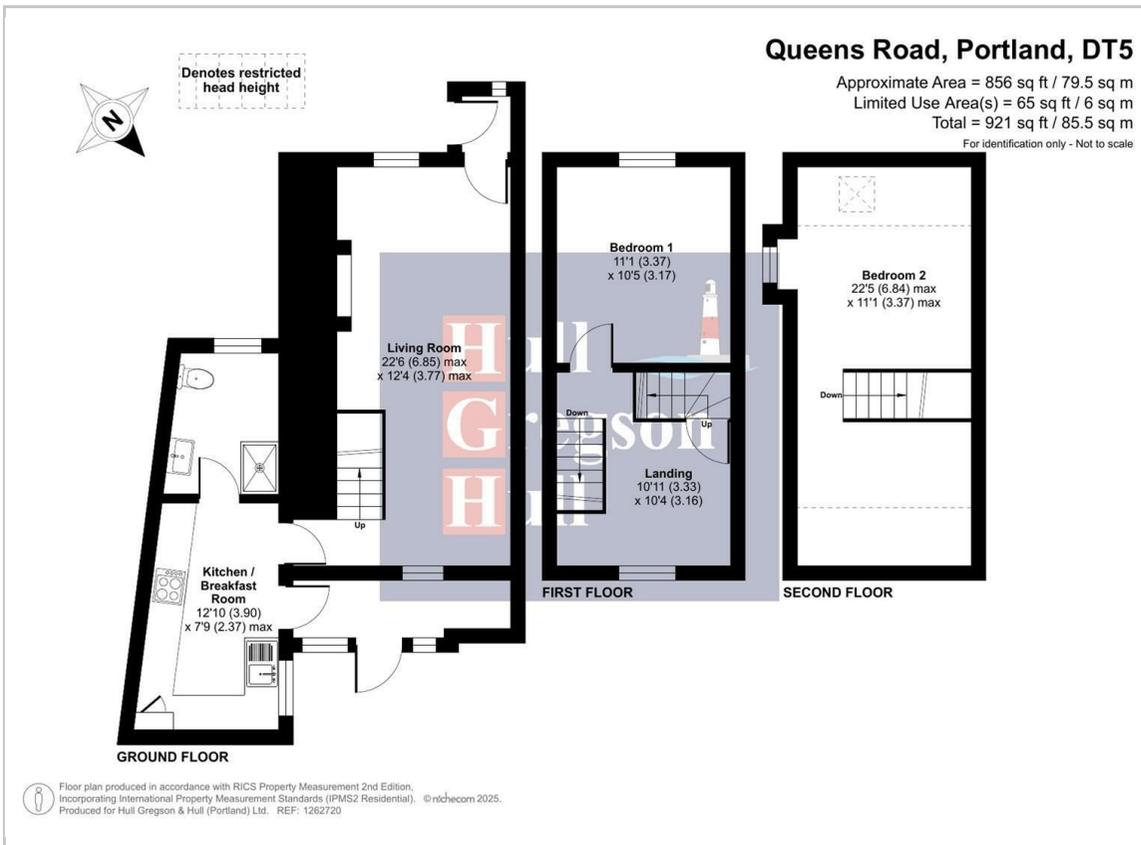
end of terrace property benefits from a kitchen/breakfast room. The kitchen is a light and airy space offering a wide range of colour matching base and eye level storage cupboards, integral oven and hob, as well as space for a range of domestic appliances. Leading on from the kitchen/breakfast room is the ground floor shower room. Comprising a modern fitted suite with shower, wash hand basin and WC. To complete the ground floor is the generous sized living room. This excellent sized room benefits from front and rear aspect windows, allowing ample amounts of natural light to flood the room, and a further benefit of a wood burner, perfect for cosy winter nights. The rear aspect window over looks the rear garden and the stunning sea views beyond.

Stairs rise to the first floor where bedroom one and the spacious landing area is located. Bedroom one is a large double bedroom further enjoying the beautiful sea views. The landing area is a vast space ideal for a home office area, or a charming space to enjoy a good book.



Stairs rise again to the second floor where bedroom two is located. Bedroom two is superb double bedroom current arranged via the vendors with three single beds.

Outside there is a enclosed rear deck area, ideal for alfresco dining and enjoying the panoramic sea views and impressive sun sets. The front garden is a low maintenance enclosed space with a patio area and path leading to the front door.



Living Room
 22'6 max x 12'4 max (6.86m max x 3.76m max)

Kitchen/Breakfast Room
 12'10 x 7'9 max (3.91m x 2.36m max)

Downstairs Shower Room

Landing
 10'11 x 10'4 (3.33m x 3.15m)

Bedroom One
 11'1 x 10'5 (3.38m x 3.18m)

Bedroom Two
 22'5 max x 11'1 max (6.83m max x 3.38m max)

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: Mid Terrace Cottage
- Property construction: Standard
- Mains Electricity
- Mains Water & Sewage: Supplied by Wessex Water
- Heating Type: Gas Central Heating
- Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
- 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.

