



Spring Gardens

Portland, DT5 1JG



**Offers In Excess Of
£300,000 Freehold**

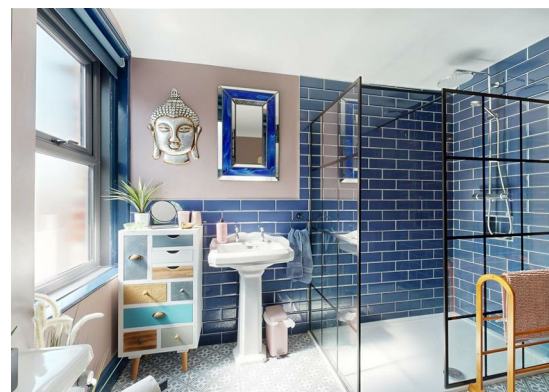


Spring Gardens

Portland, DT5 1JG

- Stunning Mid Terrace Family Home
- Beautifully Refurbished & Modernised Throughout
- Open Plan Lounge/Diner
- Modern Fitted Kitchen & Utility Area
- Two Large Double Bedrooms Plus Additional Loft Room
- Family Shower Room
- Close Proximity To Coastal Path & Chesil Beach
- Low Maintenance Rear Garden
- Successfully Run Holiday Rental
- Offered For Sale With No Onward Chain





A beautifully presented mid terrace FAMILY HOME, that has been refurbished and modernised throughout by the current vendor. This stunning example boasts **GENEROUS ACCOMMODATION** arranged over **THREE FLOORS**, comprising **TWO DOUBLE BEDROOMS**, light and airy open plan **LOUNGE/DINER**, modern fitted **KITCHEN & UTILITY**, **DOWNSTAIRS WC**, **SIZEABLE FAMILY SHOWER ROOM** and additional **LOFT ROOM**. Externally the property further **BOASTS** a private low maintenance garden. The property is currently run as a **SUCCESSFUL HOLIDAY RENTAL**, with viewings coming **HIGHLY ADVISED** to appreciate the beautiful accommodation on offer.



Upon entering the property you are greeted by a welcoming entrance hallway, where doors lead to all principal rooms. The striking open plan lounge/diner is a generous sized space, with front aspect bay window allowing an abundance of natural light to flood the room. The lounge area benefits from a beautiful feature fireplace, with the dining area being sizeable enough to house a six person table and chairs. Leading on from the lounge/diner is the modern fitted kitchen, boasting a large selection of colour matching eye and base level storage cupboards and a host of integral domestic appliances. There is a further benefit of a separate utility area with sink and breakfast bar. To complete the ground floor accommodation located off the kitchen is the downstairs WC. A rear door provides access out to the enclosed rear garden.



Stairs rise to the first floor where bedrooms one, two and the family shower room are located. Both bedrooms one and two are generous sized double rooms, with bedroom one offering front aspect and bedroom two rear. The family shower room comprises a modern fitted suite, with large walk-in shower, wash hand basin and WC.

Stairs rise once again to the second floor where the loft room is located. This room is a generous size, currently arranged with two twin beds & two Velux windows creating a light and airy feel.

Outside is a enclosed low maintenance space.



Lounge
11'10 x 11'6 (3.61m x 3.51m)

Dining Room
9'9 x 12'2 (2.97m x 3.71m)

Kitchen
8'11 x 9'6 (2.72m x 2.90m)

Utility Area
5' x 9'9 (1.52m x 2.97m)

Downstairs WC

Bedroom One
11'11 x 9'9 (3.63m x 2.97m)

Bedroom Two
9'10 x 12' (3.00m x 3.66m)

Family Shower Room
8'11 x 9'10 (2.72m x 3.00m)

Loft Room
9'10 x 13'2 (3.00m x 4.01m)

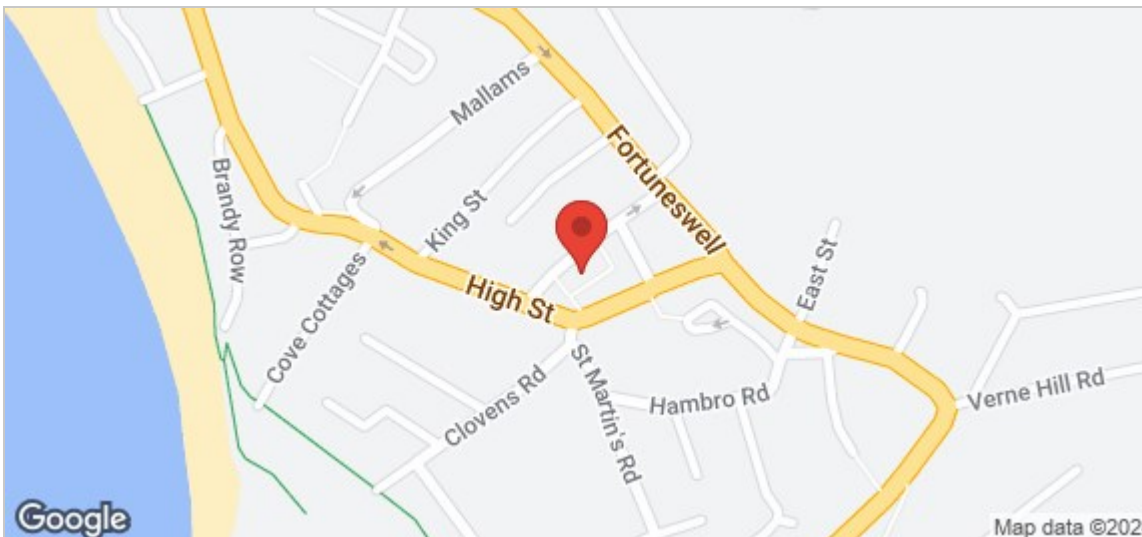
Additional information

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
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



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	