



Chickerell Road | | Weymouth | DT4 0BW

**Offers Over £190,000**

BEAUMONT  JONES

**Chickerell Road |  
Weymouth | DT4 0BW  
Offers Over £190,000**

We are delighted to offer a period bay fronted two bedroom terraced house in need of some modernisation within walking distance of the town centre and harbour. In brief the property consists of a dining room, lounge, kitchen, two double bedrooms, bathroom and a terraced south facing rear garden.

- Period Bay Fronted Terraced House
- In Need of Some Modernisation
- Terraced South Facing Rear Garden
- Two Double Bedrooms
- Lounge & Dining Room
- Ideal First Time Buy

**Full Description**

This elevated property is accessed via steps leading up to the main front double glazed door leading into a porch with a wooden glazed door leading into a hallway with stairs rising to the first floor, open under stair storage with a built in storage cupboard, wall mounted radiator and doors lead through to the dining room and kitchen. The dining room has a rear aspect double glazed window, wall mounted radiator and archway leads through to the lounge offering a front aspect double glazed bay window, brick fireplace with an open fire and a wall mounted radiator. The kitchen offers a range of eye and base level units with work surfaces over, space and plumbing for kitchen appliances, wall mounted gas boiler, wall mounted radiator, side aspect double glazed door leading out onto the rear garden, side aspect double glazed window and a further side aspect window.



Period bay fronted terraced house within walking distance of the town centre and harbour.



The first floor offers a split level landing with loft access via a hatch and doors lead to two double bedrooms and the bathroom. Bedroom one is a generous sized double offering a front aspect double glazed bay window, wall mounted radiator and plenty of space for furniture. Bedroom two is a double offering a rear aspect double glazed window and a wall mounted radiator. The bathroom is a generous size offering a panel enclosed bath with a wall mounted shower system over, low level WC, wash hand basin, wall mounted radiator, built in airing cupboard and a side aspect double glazed window.

Outside offers an enclosed terraced south facing rear garden with gated rear access. There is a hard standing patio area abutting the property with access to a brick built shed, steps rise to a terraced decking area and a garden shed. The front garden has planted shrubs, tree and a coal bunker which is ideal for storage.

The property sits within a prominent position within walking distance of the town centre and harbour. Good local schools are close by including St. Augustine's Catholic Primary School and Budmouth Academy. Asda supermarket is just a short stroll away.

Rating Authority: - Dorset (Weymouth & Portland) Council.  
Council Tax Band B. Services: - Mains gas, electric & drainage.

Disclaimer: - Beaumont Jones and their clients have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs, plans and measurements are for guidance only and are not necessarily comprehensive. It should be assumed that the property has all necessary Planning, Building Regulations or other consents, and Beaumont Jones have not tested any services, equipment or facilities.

Beaumont Jones is a member of The Property Ombudsman scheme and subscribe to The Property Ombudsman Code of Practice.



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

*We value more than your property*



33 St Thomas Street  
Weymouth  
Dorest  
DT4 8EJ  
01305 787434  
sales@beaumontjones.co.uk  
www.beaumontjones.co.uk