



Blindmere Road | Weston | Portland | DT5 2JB

**Offers Over £230,000**

BEAUMONT  JONES



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Portland | DT5 2JB  
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We are delighted to offer this spacious three bedroom terraced home in the area of Weston, Portland. Well-presented throughout, this would make an ideal first time buy with a lovely sized level garden to the rear. Accommodation includes entrance hall, living/dining room, kitchen/breakfast room, three excellent sized bedrooms and spacious family bathroom. Viewing is highly recommended to appreciate the size and condition of this lovely property.

- Three Double Bedrooms
- South Facing & Good Sized Rear Garden
- Spacious Terrace House with Covered Side Access
- Well Presented Through-out
- Living/Dining Room with Patio Doors into the Garden
- Modern Kitchen & Bathroom

**Full Description**

**Accommodation**

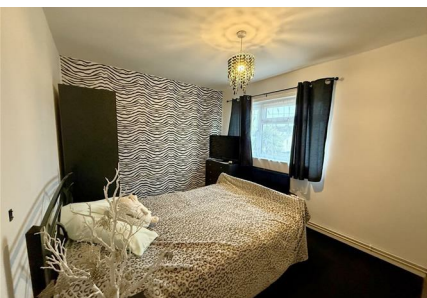
Entrance to the property is via the front door opening into a welcoming entrance hall, there is some useful storage under the stairs and access to the following downstairs accommodation. The spacious living/dining room runs the width of the property with a light front aspect window and rear patio doors opening into the garden. The adjacent kitchen/breakfast room is a good size with space for a breakfast table and further rear aspect window offering views out to the garden. There are a range of wall and base units providing ample storage and a built-in dishwasher, oven with grill and four ring gas hob. Space for a tall fridge/freezer and space and plumbing for a washing machine. From the kitchen is a door opening to the side access with doors to both the front & rear gardens. There is space for storage and an ideal spot for a tumble dryer.

From the ground floor, stairs rise to the first floor landing with doors to the





A spacious and immaculate terraced home with-in walking distance to shops, bus routes & cliff-top walks.



remaining accommodation. Bedroom one, is a excellent sized double bedroom with double front aspect windows. Bedroom two is another excellent sized double bedroom with rear aspect window and alcove space for wardrobes. Bedroom three is a compact double/excellent sized single bedroom with front aspect window. The family bathroom is spacious, with double rear aspect and airing cupboard. The white suite includes a P-shaped bath with shower overhead and glass shower screen, concealed cistern WC and wash hand basin set in a vanity unit, providing storage.

#### Outside

The property is tucked away at the end of a cul-de-sac, with fenced front garden laid to lawn and pathway to the front door. There is rear access through the built-in side access and also from the living room area into the rear garden. The rear garden offers a sunny south facing aspect and is a generous size. Level access and low maintenance including a generous sized patio area, artificial grass and gravelled area. There is plenty of on-road parking and parking bays on the road.

#### Location

The property is located in a tucked away position close to amenities at Weston on the Isle of Portland. Portland is known for its spectacular cliffs, small cove beaches and breathtaking views. Portland provides a variety of shopping and business outlets, including a petrol station, Tesco supermarket, butchers, hairdressers, Co-op, variety of public houses and educational facilities as well as many leisure pursuits, in particular, excellent sailing, fishing and water sports facilities including those at the Weymouth & Portland Sailing Academy. The coastal resort of Weymouth is reached over a causeway from Chesil Beach and is within easy reach by car as well as regular bus services from the island.

Rating Authority: - Dorset (Weymouth & Portland) Council. Council Tax Band A.

Services: - Gas central heating. Mains electric & drainage.

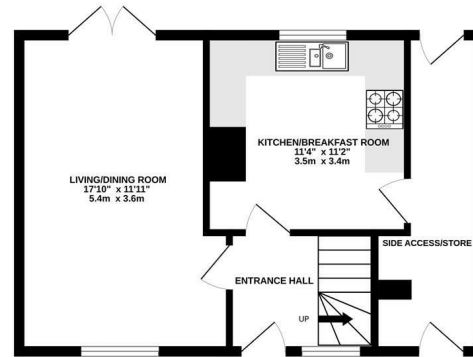
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Beaumont Jones is a member of The Property Ombudsman scheme and subscribe to The Property Ombudsman Code of Practice.

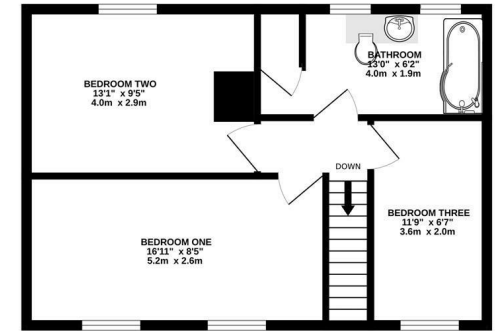


Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>	<b>72</b>	<b>87</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

GROUND FLOOR  
456 sq.ft. (42.3 sq.m.) approx.



1ST FLOOR  
458 sq.ft. (42.5 sq.m.) approx.



TOTAL FLOOR AREA: 914 sq.ft. (84.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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*We value more than your property*

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