



28a Maiden Street | | Weymouth | DT4 8BB

£220,000

BEAUMONT  JONES

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£220,000**

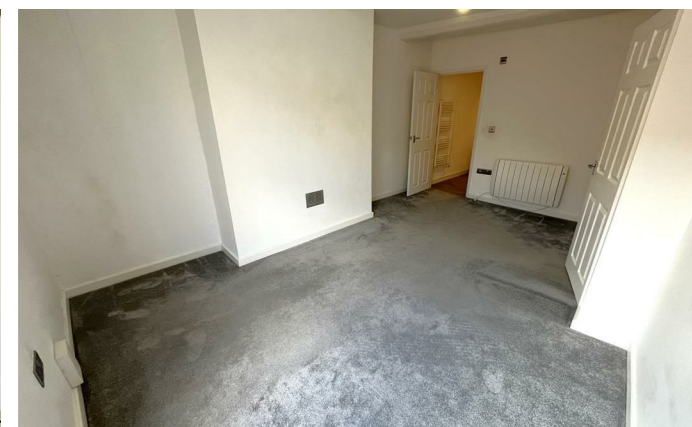
We are delighted to offer this spacious three double bedroom second floor apartment located within Weymouth town centre and close to Weymouth Beach. Accommodation comprising of bay fronted lounge/diner, modern kitchen, bathroom, master with en-suite, external storage cupboard and large loft space. This would make a great first time buy or investment purchase. This property is offered with no forward chain.

- Three Double Bedrooms
- Large Bay Fronted Lounge/Diner
- Immaculately Presented Throughout
- Seperate Storage Cupboard
- No Forward Chain
- Ideal First Time Buy/Investment

Full Description

Accommodation

Entrance into the communal hallway through the front door, stairs rise to the first floor where the storage cupboard can be found with stairs rising to the entrance door into the apartment. The entrance hallway has doors leading to the main principle rooms as well as a access to the large loft space via hatch and a storage cupboard housing the water tank and fuse board. The spacious bay fronted lounge/diner is a great size offering an abundance of space for furniture, there is also wall mounted electric heaters, hanging ceiling lights and the room flows around to the modern kitchen. The kitchen is partially tiled around with an integral oven with electric hob and extractor hood over, integral dishwasher, range of eye and base level units



Substantial accommodation and immaculately presented throughout.



with space for a fridge freezer.

Returning to the hallway the remaining accommodation can be found. The master bedroom is a good sized double with a rear aspect double glazed UPVC sash style window, hanging ceiling light, wall mounted electric heater and a door leading into the en-suite. The Ensuite comprises of a shower cubicle, low level WC, hand wash basin with pedestal, heated towel radiator, extractor fan and spotlights. Bedroom two is also a double with a rear aspect double glazed UPVC sash style window, hanging ceiling light and a wall mounted electric heater. Bedroom three is a further double room with a rear aspect double glazed UPVC sash style window, hanging ceiling light and a wall mounted electric radiator. The family bathroom has a shower cubicle, low level WC, hand wash basin with pedestal, bath with shower attachment, heated towel rail, extractor fan and spotlights.

Location Centrally located with all of Weymouth's picturesque destinations on the doorstep. Positioned moments from the Marina and town centre which enjoys a good variety of shops, cafes and restaurants. The award-winning sandy beach and the charming working harbour, are also nearby. A short stroll away is the vibrant Hope Square with iconic brewery building offering a choice of bistros, restaurants and pubs.

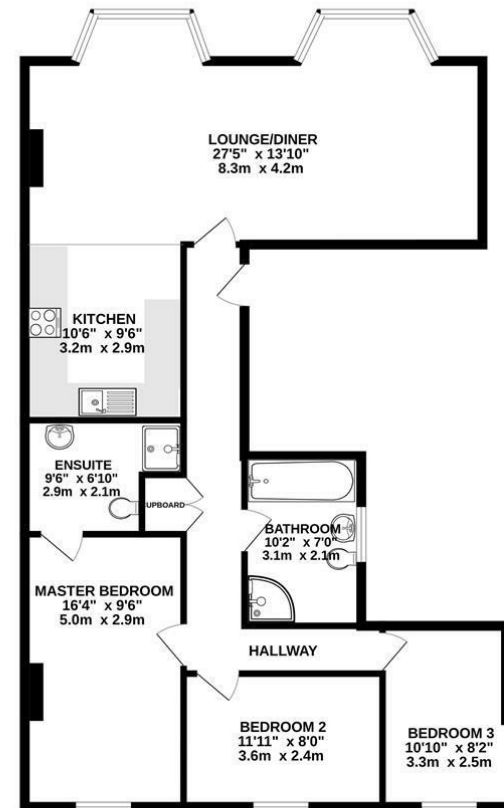
Rating Authority: - Dorset (Weymouth & Portland) Council.
Council Tax Band B. Services: - Mains electric, electric heating & mains drainage.

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
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	

SECOND FLOOR
1021 sq.ft. (94.9 sq.m.) approx.



TOTAL FLOOR AREA: 1021 sq.ft. (94.9 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