



Connells

Swanbridge Court London Road
Dorchester



Property Description

Situated in the popular over 60s retirement development, Swanbridge Court lies this beautifully presented two bedroom first floor apartment.

Swanbridge Court, is close to Dorchester town centre and originally built by McCarthy Stone. This property has been maintained to a very high standard and enjoys a pleasant aspect and further benefits from access to the communal gardens and residents parking (if available upon request).

Entrance Hall

Door in from communal hall, airing cupboard, cupboard housing consumer unit and a further storage cupboard. Electric radiator, telephone point and doors to the lounge, both bedrooms and shower room.

Lounge

14' 1" x 11' 4" (4.29m x 3.45m)
Double glazed window to the front, wall lights, wall mounted electric radiator, television aerial socket, archway through to the kitchen and door to the entrance hall.

Kitchen

7' 3" x 6' 9" (2.21m x 2.06m)
Double glazed window to the side, fitted kitchen with wall and base units, work surfaces with stainless steel sink and drainer in set, tiled splashbacks, integrated electric oven and hob with extractor hood over, washing machine, slim line dishwasher, fridge/freezer and archway through to the lounge.

Bedroom 1

14' 1" x 9' (4.29m x 2.74m)
Double glazed window to the front, fitted wardrobes and cupboards with ample storage and hanging space, wall lights, wall mounted electric radiator and door to the entrance hall.

Bedroom 2

14' 1" x 7' 10" (4.29m x 2.39m)
Double glazed window to the front, built in cupboard, wall light and door to the entrance hall.

Shower Room

Shower cubicle, fitted vanity unit with wash hand basin inset, fitted cupboards, WC, towel rail, extractor fan and door to the entrance hall.

Communal Areas

There is access to the residents lounge, communal laundry facilities, a guest suite upon reservation and all residents can enjoy the well maintained landscaped communal gardens with mature shrubs and trees perfect for sitting out in the sunshine!





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: C

view this property online connells.co.uk/Property/DCH308419

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Feb 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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