



**Connells**

Radipole Lane  
Weymouth



## Property Description

Stepping inside the property the hallway leads around the accommodation. The living room is well proportioned and positioned to the front of the property, it benefits from two large windows allowing plenty of light to enter the space and enjoys some pleasant views over the front garden. The property has two double bedrooms with bedroom one, the principal bedroom positioned at the front.

The bathroom is found in the centre of the bungalow and has a modern contemporary feel and comprises a large shower cubicle, wash hand basin and W/C.

The kitchen offers a blank canvas to create something really special. It is currently arranged with a couple of storage units and work surface with a door leading into the utility room and access to the conservatory. The conservatory offers a perfect space to sit and enjoy the views of the garden, helping to merge the boundaries between home and garden.

The garden is a substantial space to enjoy & use for entertaining which is mostly laid to lawn with potential for further development SSTP. A driveway to the front with plenty of vehicle access and ample parking for several vehicles.

### Entrance

Glazed upvc door into: -

### Porch

Carpeted. Leading into: -

### Hallway

Carpeted. Skirt boarding. Thermostat. Loft access (loft is boarded on the floor and has a velux window, access to loft is by a loft ladder, useful additional storage area). Wall mounted radiator. Door leading into: -

### Lounge

12' 9" x 11' (3.89m x 3.35m)

Front and side aspect double glazed windows. Wall mounted radiator. Carpeted. Skirt boarding.

### Kitchen

12' 8" x 8' 3" (3.86m x 2.51m)

Fully fitted kitchen with a range of wall and base units with worksurface over. Inset stainless steel sink and drainer unit. Tiling. Cooker with gas four ring hob and cooker hood over. Space and plumbing for a washing machine. Space for an upright fridge freezer. Larder. Rear aspect double glazed window which enjoys views over the rear garden. Arch leading into inner hall.

### **Bedroom One**

11' x 11' 6" (3.35m x 3.51m)

Rear aspect double glazed window which enjoys views over the garden. Carpeted. Wall mounted radiator. Skirt boarding.

### **Bedroom Two**

10' 9" x 10' 4" (3.28m x 3.15m)

Front aspect double glazed window which enjoys views over the front garden. Carpeted. Wall mounted radiator. Skirt boarding.

### **Bathroom**

Modern suite with a walk in double shower, low level WC and vanity wash hand basin. Wall mounted radiator. Spot lighting. Extractor fan. Side aspect double glazed window. Skirt boarding. Coving.

### **Utility Room**

Wall mounted radiator. Storage cupboard. Opening into: -

### **Conservatory**

Upvc construction with a triple aspect. Side aspect double glazed door to garden.

## **Outside**

### **Front Garden**

Laid to lawn with a variety of planting and shrubs enclosed by hedge/block and fencing at various different points. Path leading to the front door.

### **Rear Garden**

Impressive sized rear garden, which is fully enclosed, laid to lawn with a variety of planting and shrubs. Side gated pedestrian access,

### **Driveway**

Ample off road parking.









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**EPC Rating: Awaited**

Tenure: Freehold

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