



Connells
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FOR SALE

Connells

Langton Avenue
Weymouth



Property Description

Entering this spacious bungalow, the hallway has doors leading to all living accommodation. The living room is a generous sized room with ample space for furniture and boasts a feature bay window. The extended kitchen/dining room has a modern finish with high gloss cream fitted units with ample worksurfaces and plenty of space for appliances and is large enough for a table and chairs, perfect for family living or entertaining. Leading off to the kitchen is a useful conservatory with additional access to the southerly garden. The family bathroom comprises of a bathtub with shower attachment with shower screen, wash hand basin and WC.

Bedrooms one and two are both good sized double rooms with plenty of space for furniture and large windows allowing plenty of light enter the space.

To the rear of this property is a generous size southerly aspect rear garden with lawned, shingled areas with a variety of shrubs, bushes and raised flower beds giving the garden a lovely feel whilst being the perfect place to set up a table and chairs to relax and enjoy the sunshine.

Entrance

Double glazed upvc door into: -

Porch

Wall mounted consumer unit. Glazed upvc door leading into: -

Hallway

Tiled flooring. Skirt boarding. Coving. Wall mounted radiator. Loft access. Airing cupboard. Door leading into: -

Living Room

11' 1" x 11' 1" Plus Bay (3.38m x 3.38m Plus Bay)

Front aspect double glazed bay window. Wooden style flooring. Power points. Wall mounted radiator. Feature gas fire with surround. Skirt boarding. Coving.

Kitchen/Dining Room

11' x 19' 3" (3.35m x 5.87m)

Fully fitted kitchen with a range of wall and base units with worksurfaces over, inset stainless steel sink and drainer unit. Space and plumbing for washing machine. Space and plumbing for tumble dryer. Space for a fridge freezer. Side aspect double glazed window. Wall mounted radiator. Inset spot lighting. Five ring gas hob with cooker hood over. Built in double oven. Skirt boarding. Rear aspect double glazed french doors providing access to the garden. Glazed wooden door providing access to the conservatory.

Bedroom One

8' 8" x 11' 1" Plus Bay (2.64m x 3.38m Plus Bay)

Front aspect double glazed bay window. Carpeted. Power points. Wall mounted radiator. Skirt boarding. Coving. Fitted wardrobes.

Bedroom Two

11' 1" x 11' 2" (3.38m x 3.40m)

Rear aspect double glazed window. Carpeted. Power points. Wall mounted radiator. Skirt boarding. Coving. Fitted wardrobes.

Bathroom

Suite comprising panelled bath with shower over, low level WC and wash hand basin. Wall mounted chrome heated towel rail. Wall mounted boiler. Side aspect double glazed opaque window.

Conservatory

11' 1" x 11' 3" (3.38m x 3.43m)

Upvc construction. Power points. Rear aspect double glazed french doors providing access to the garden.

Outside

Southerly Rear Garden

Mainly laid to lawn with shingled areas with a variety of planting. Enclosed by concrete wall and fencing. Garden shed.

Driveway

Ample off road parking.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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84 St. Thomas Street
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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

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Property Ref: WEY309112 - 0007