



Connells

Buxton Road
Weymouth



Property Description

The property is situated on a large, elevated plot with commanding views over the rooftops of Wyke Regis, Portland Marina & Chesil Beach. Outside the property enjoys large gardens to the front and rear as well as a long driveway for off road parking.

On the ground floor the accommodation comprises an imposing hallway, three large reception rooms (one of which is currently being used as a bedroom), a spacious kitchen, utility room and ground floor WC.

The first floor also offers generous accommodation, with the rooms to the front of the property boasting magnificent, elevated views over the surrounding area to the sea. The bedrooms are all doubles and offer versatile accommodation; bedroom one further benefits from an en-suite shower room with a family bathroom completing the accommodation on this floor.

Outside, the property is situated on a good size plot. The front garden being very large and laid to lawn with attractive views over the surrounding area. At the side of the property is a long driveway which leads to three workshops (formally garages). To the rear of the property is a generously sized patio area with steps up to the remainder of the garden, which is primarily laid to lawn and offers fantastic potential.

Entrance

Glazed upvc door leading into: -

Entrance Porch

Door leading into: -

Entrance Hallway

Stairs rise to the first floor. Power points. Doors leading into: -

Sitting Room

14' 4" x 21' 1" (4.37m x 6.43m)

Front aspect feature bay window enjoying sea views. Side aspect double glazed window. Front aspect double glazed door providing access to the garden. Carpeted. Power points. Wall mounted radiators. Television point. Large storage cupboard (previously used as a study).

Kitchen / Diner

10' 4" x 15' 4" (3.15m x 4.67m)

Fully fitted kitchen with a range of wall and base units with worksurfaces over. Inset stainless steel sink. Space for a gas cooker with stainless steel cooker hod over. Tiling. Power points. Three side aspect double glazed windows. Rear aspect double glazed window. Larder. Rear aspect double glazed door providing access to the rear garden. Wall mounted radiator.

Reception Room

13' 1" x 9' 8" (3.99m x 2.95m)

Two rear aspect double glazed windows. Side aspect double glazed window. Power points. Rear aspect door providing access to the garden.

Utility Room

8' 4" x 8' 6" (2.54m x 2.59m)

Rear aspect double glazed window. Base units with worksurfaces over, inset ceramic Belfast sink. Shower, plumbing for a washing machine & tumble dryer. Power points.

Cloakroom

Low level wc.

Sun Room

14' 1" x 10' 9" (4.29m x 3.28m)

Front aspect double glazed patio doors enjoying direct sea views towards Portland. Wooden style flooring. Wall mounted radiator. Power points. Feature fireplace.

Storage Room

Located between the kitchen & reception room.

First Floor

Landing

Carpeted. Rear aspect double glazed window. Airing cupboard. Loft access. Doors leading into: -

Bedroom One

14' 4" x 11' 9" (4.37m x 3.58m)

Front aspect double glazed bay window enjoying elevated sea views. Side East facing double glazed window. Power points. Wall mounted radiators. Fitted wardrobes. Wooden style flooring. Door leading into: -

En Suite

6' 8" max x 6' 9" max (2.03m max x 2.06m max)

Suite comprising shower, low level WC and wash hand basin. Front aspect double glazed window. Shaver socket.

Study/ Bedroom Five

11' 3" x 9' 3" (3.43m x 2.82m)

Side aspect double glazed window. Continuation of wooden style flooring.

Bedroom Two

14' 4" x 9' 1" (4.37m x 2.77m)

Triple aspect double glazed windows, enjoying views over the rear garden. Carpeted. Power points. Wall mounted radiators. Wash hand basin.

Bedroom Three

14' 1" x 10' 2" (4.29m x 3.10m)

Front aspect double glazed window enjoying elevated sea views. Wall mounted radiator. Carpeted. Wash hand basin.

Bedroom Four

10' 4" x 9' 1" (3.15m x 2.77m)

Side aspect double glazed window. Carpeted. Power points. Wall mounted radiator. Wash hand basin. Door leading to balcony.

Bathroom

5' 2" x 8' 2" (1.57m x 2.49m)

Suite comprising roll top claw foot bath, low level WC and wash hand basin. Rear aspect double glazed window. tiling. Wooden style flooring. Heated towel rail. Shaver socket.

Outside

Front Garden

The front garden being very large and laid to lawn with attractive sea views towards Wyke Regis, Portland Marina & Chesil Beach.

Rear Garden

To the rear of the property is a generously sized patio area with steps up to the remainder of the garden, which is primarily laid to lawn and offers fantastic potential.

Driveway

At the side of the property is a substantially sized driveway for multiple vehicles, which leads to three workshops (formally garages).

Solar Panels









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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 Band: D

Tenure: Freehold

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