



Connells

Sunnyside Road
Weymouth



Property Description

From the entrance lobby access is gained into the hallway with stairs ascending to the first floor & a door leading to the dining room. The well-proportioned lounge offers a large double glazed bay window to the front aspect providing natural light. An attractive fireplace adds to the room's appeal. An archway naturally flows into the dining area, which is also spacious with a double glazed window to the rear and a useful storage cupboard.

The kitchen is tastefully fitted with a modern range of matching, shaker style, eye level and base units, colour co-ordinated worktop surfaces, integral four ring gas hob, electric oven & fridge with plumbing for washing machine. A double glazed window & door give access to the garden and provide good natural light. Completing the accommodation on this floor is the ground floor bathroom, which is fitted with a modern suite, comprising WC, vanity wash hand basin & bath with mains shower over.

On the first floor, the spacious landing hosts doors to all first floor rooms. Bedroom one is situated to the front & spans the width of the property. A large double glazed bay window to the front provides good natural light. Bedrooms two & three are both double bedrooms both enjoying double glazed windows overlooking the rear garden.

Externally, block paved driveway providing off-road parking for one vehicle. Rear garden has been well maintained, with a patio adjacent to the house. The remainder of the garden is laid to lawn.

Entrance

Porch

Accessed via a modern uPVC front door, the porch features tiled flooring and a stained-glass wooden internal door, leading into: -

Hallway

Welcoming hallway. Includes a wall-mounted radiator, light switch, electric meter cupboard, and access to the dining room and stairs to the first floor.

Lounge

14' 3" x 9' 9" (4.34m x 2.97m)

A bright front-aspect living room with a bay window overlooking the driveway. Features a decorative fireplace, wall-mounted radiator, and an open archway into the dining room, creating a flowing open-plan feel.

Dining Room

11' 2" x 8' 3" (3.40m x 2.51m)

Spacious and full of charm, this room features an open fireplace, rear-facing uPVC window with a view over the courtyard, and understairs storage. A glass-panelled wooden door provides access to both the hallway and kitchen.

Kitchen

12' 6" x 8' (3.81m x 2.44m)

A well-equipped side-aspect kitchen with uPVC double-glazed window and back door leading into the garden. The kitchen features laminate flooring, spotlights, and a range of modern eye and base-level units with marble-effect countertops. Includes a stainless steel sink with mixer tap, built-in electric oven, and a four-ring gas hob.

Bathroom

A stylish rear-aspect family bathroom with obscure uPVC window overlooking the garden. The suite comprises a panelled bath with folding glass screen and shower over, pedestal basin, WC, heated towel rail, and spotlighting. Laminate flooring continues from the kitchen, and there's an extractor fan for ventilation.

First Floor

Landing

A carpeted half-landing leads to the main first-floor landing. Includes a loft hatch and doors to all bedrooms.

Bedroom One

14' 3" x 9' 9" (4.34m x 2.97m)

A spacious front-facing double bedroom with a uPVC double-glazed bay window, wall-mounted radiator, ceiling pendant light, and multiple power sockets.

Bedroom Two

12' 6" x 8' (3.81m x 2.44m)

A well-proportioned rear-aspect double bedroom with uPVC window overlooking the garden, decorative iron fireplace, carpet flooring, and a small wall-mounted radiator.

Bedroom Three

11' 2" x 8' 3" (3.40m x 2.51m)

A generous rear-facing double bedroom with a large uPVC double-glazed window, high sloping ceiling, wall-mounted radiator, and pendant ceiling light.

Outside

Rear Garden

The multi-level rear garden offers a mix of functional and relaxing spaces. A concrete courtyard area is accessed directly from the kitchen, with steps leading to a patio area and pathway bordered by a low retaining wall.

Beyond is a lawned area and steps to a raised decking space – perfect for outdoor seating and enjoying the evening sun. Enclosed and private, with mature borders providing greenery and interest.

Driveway

The home enjoys off-road parking for a small vehicle.









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