



Davis Crescent , Weymouth DT4 0FG

- Still under NHBC warranty
 - Three bedrooms
 - Own parking for three
- Newly fitted shower room
- High standard throughout
- Built in 2019
- Family home
- Semi-detached
- Popular Curtis Fields development

Offers In Excess Of £315,000 Freehold





Entrance Hallway

Access via double glazed obscured UPVC door into hallway with stairs up to 1st floor, coving, and door into...

Cloakroom

5'2" x 3'11"

Front aspect room with double glazed obscured window, low-level WC, hand wash basin with stainless steel mixer tap, wall mounted radiator.

Reception Room

17'8" x 10'2"

Dual, front and rear aspect room with double glazed windows with shutters and double glazed patio doors into rear garden, coving, wall mounted radiators, power points and ceiling lights.



Kitchen

13'1" x 12'9"

large rear aspect room with double glazed window overlooking rear garden, a range of eye and base level units with incorporated gas oven with hob and extractor above, double glazed obscured UPVC door into rear garden, under stair cupboard, space for; fridge freezer, dishwasher and washer/ dryer.

1st floor landing

Open and airy landing with double glazed window and shutters.

Bathroom

6'10" x 6'6"

Rear aspect modern fitted suite, double glazed window with shutters, partially tiled, walk in shower with handheld and rainfall heads, basin with stainless steel mixer tap, low-level WC, wall mounted radiator and ceiling spot lights.

Bedroom 1

10'5" x 10'2"

Front aspect double glazed window with shutters, power points, wall mounted radiator, ceiling light

Bedroom 2

9'10" x 9'2"

Front aspect double glazed window with shutters, radiator, power points, cupboard housing vaillant boiler (serviced yearly since new)

Bedroom 3

5'10" x 8'2"

Rear aspect double glazed window, shutters, wall mounted radiator, power points, ceiling light.

Garden & Parking

South facing fully fence enclosed rear garden with lawn and patio areas. Secure lockable gate providing side access.

At the side of the property is off-road parking for 2-3 vehicles

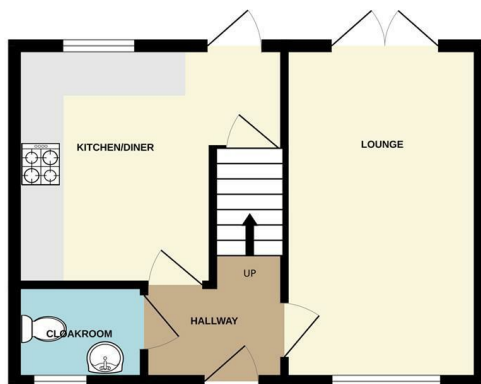
NB

The vendor informs us the property pays an estate charge of approximately £218 per annum for the general maintenance and upkeep of the development.

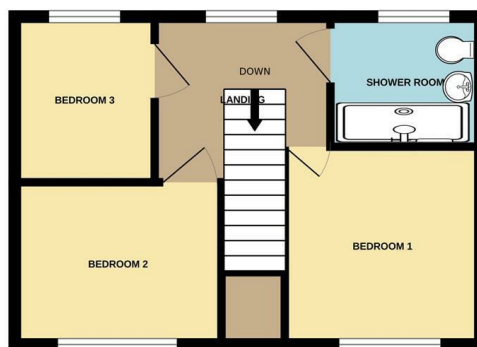


Local Authority
Council Tax Band **C**
EPC Rating **B**

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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