

DIRECT



MOVES



Goldcroft Road , Weymouth DT4 0DZ

- Generous extended family home
 - Large rear garden
 - Summerhouse
 - Sought after location
- Presented to a modern standard throughout
- Three/four bedrooms
 - Extended kitchen/diner with bi-fold doors
- Walking distance to Weymouth harbour & town centre
- Own driveway for several cars
- Garage

Price Guide £425,000 Freehold





Front of property

The front of the property is fully enclosed by a brick wall and offers a combination of tarmac and gravel frontage, providing ample off-road parking. There is garage access via an up-and-over door, a wooden side gate leading into the rear garden, and obscured double-glazed doors opening into the entrance porch.

Entrance Porch

Accessed via double-glazed arched doors, the porch features stained, obscured internal doors leading into the hallway.

Hallway

A welcoming space with radiator, stairs to the first floor, and under-stairs cupboards housing meters. Features include picture rails, ceiling light, thermostat, and a wooden door into:

Lounge

16'0" x 12'1"

Front aspect room with a double-glazed bay window, log burner, radiator, ceiling light, and multiple power points.

Bedroom Four/Study

9'2" x 9'6"

Side aspect double-glazed window, radiator, ceiling light, power points, and houses the combination boiler (approx. 7 years old). Ideal as a bedroom or home office.

Kitchen/Dining Room

31'2" x 14'9"

A stunning and spacious rear aspect room featuring double-glazed bi-fold doors opening onto the garden, side aspect French doors, and two Velux windows, providing an abundance of natural light. The kitchen offers a wide range of eye and base level units, 1.5 stainless steel sink with mixer tap, space for a range cooker with extractor, and integrated dishwasher and white goods.

A door leads into:

Utility Room

6'6" x 4'7"

Fitted with matching eye and base units, space for additional white goods, ceiling light, power points, extractor fan, and access to:

Downstairs W/C

Rear aspect obscured window, radiator, hand wash basin with mixer tap, low-level W/C, and ceiling light.

First Floor Landing

Light and airy with side aspect double-glazed window, ceiling light, power points, loft access, and doors to all rooms:

Bedroom One

15'8" x 11'9"

Generous front aspect double bedroom with double-glazed bay window, built-in wardrobes, radiator, picture rails, ceiling light, and power points.

Bedroom Two

12'5" x 11'5"

Rear aspect double bedroom with double-glazed window overlooking the garden, radiator, picture rails, ceiling light, and power points.

Bedroom three

9'2" x 8'2"

Rear aspect room with double-glazed window, radiator, ceiling light, power points, and picture rails.

Family Bathroom

8'2" x 7'10"

Front aspect with obscured double-glazed window, comprising bath with electric shower over, hand wash basin with mixer tap, low-level W/C, ceiling spotlights, and modern fixtures.

Rear Garden

A large, well-established garden offering multiple zones including lawns, gravelled areas, and decked seating spaces. Surrounded by mature shrubbery, the garden is fully enclosed with side access and includes a large summer house with power.

Garage

Brick-built with up-and-over door, power and lighting, rear double-glazed window, and obscured double-glazed door leading into the garden.

Disclaimer

Direct Moves Estate Agents make no

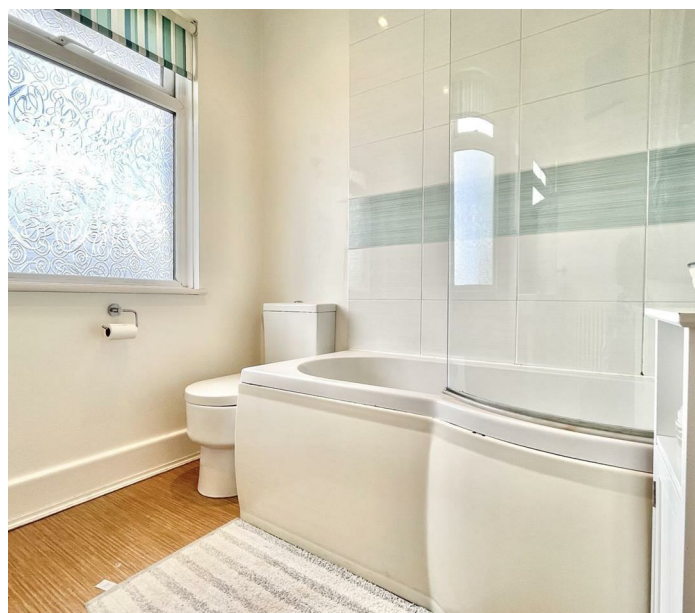


representations or warranties regarding the accuracy, completeness, or reliability of the property details provided. These details are for informational purposes only and should not be relied upon in any way. The information is not intended to form part of any contract and does not constitute an offer or guarantee by Direct Moves.





Local Authority
Council Tax Band C
EPC Rating C



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.
Made with Metropix 62025

Direct Moves Estate Agents Office

9 Westham Road
Dorset
Weymouth
DT4 8NP

Contact

01305 778500
sales@directmoves.com
<https://directmoves.com/>

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.