



Instinct Guides You



The Finches, Weymouth Offers In Excess Of £220,000

- No Onward Chain
- Spacious Kitchen
- Lounge With Patio Door To Garden
- Rear Courtyard Garden
- Country Walks Nearby
- Close Proximity To Bus Route



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A well-presented TWO BEDROOM terraced property that offers a SPACIOUS kitchen, FRONT & REAR GARDENS and is within easy access to a range of LOCAL AMENITIES & BUS ROUTE.

Situated in BROADWEY it offers excellent access to both WEYMOUTH & DORCHESTER with attractive country walks close by.

The front door opens into a spacious, modern fitted kitchen that has a range of fitted units and room for white goods. Contemporary tiling and a south-westerly aspect complement the room creating a bright, airy space spacious enough for a small dining table/breakfast bar. From here there is a small connecting space that leads to the lounge/diner at the rear of the property.

The lounge is a well-proportioned room that benefits from a sliding door that opens to the rear outside courtyard, helping to merge the boundaries between home and garden. An open staircase in the room helps create an open-plan style feel.

The first floor comprises two bedrooms and a family bathroom. Bedroom one is a generous room that accommodates a double bed and a range of furniture. Bedroom two is a generous single however offers versatility for those working from home or a spacious single bedroom. The bathroom consists of a bath with shower over, wash hand basin and W/C.

Externally there is a low-maintenance courtyard garden that offers a private space, large enough for a table and chairs.



Room Dimensions

Kitchen 12'9" x 11'4" > 7'10" (3.89 x 3.47 > 2.40)

Lounge/Diner 13'4" x 12'9" (4.07 x 3.89)

Bedroom One 12'9" x 10'2" (3.89 x 3.10)

Bedroom Two 11'5" x 7'6" (3.50 x 2.31)



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
	88
64	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
EU Directive 2002/91/EC	

Important Notice: Particulars are prepared for marketing purposes only and should not be treated as a statement of the condition of any building, fixture or appliance. All measurements, floor plans and lease/ maintenance are approximate and not to be relied upon. Purchasers should make their own checks before relying on any of the information provided herein. * For double glazing and gas radiator heating, it is where specified.