



Instinct Guides You



Marina Vista Weymouth £1,150 PCM

- 6 MONTHS ONLY
- Stunning Views Over The Harbour
- Short Stroll To Town & Harbourside
- Open Plan Lounge/Diner
- EPC = D
- FULLY FURNISHED & BILLS INCLUDED
- Bills are included at an additional cost of £400 PCM.
- Amenities Close By
- Bright & Airy Property
- Council Tax Band C



Submit Your
Application Today...

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Head to www.wilsontominey.co.uk
to complete our application form.

All applications will be checked for savings. Once identified Wilson Tominey aims to be in contact within 7 working days.

WilsonTominey  Instinct Guides You



Registration No. 08079158 Directors Mr Wilson, Mr Tominey

Courtesy Notice Upon using WilsonTominey as selling agents ensure we are made aware of contractual obligations you may be under. We can then proceed accordingly.

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WINTER LET- BILLS INCLUDED

A spacious three bedroom property with uninterrupted stunning views over Weymouth's picturesque harbour. featuring an open plan lounge/diner, modern fitted kitchen, raised rear garden and three double bedrooms. Available as soon as possible this property is functional for a family or short term accommodation for people looking to move house.

The first floor features two double bedrooms, one to the rear of the property laid out with two single beds and one to the front of the property with a bathroom and separate WC. There are then stairs taking you to the top floor where the third bedroom is located with a double Velux giving excellent views over the harbour.

This is a 6 month winter let only.
Bills are included at an additional cost of £400 PCM.

The EPC for this property is D

The Council Tax is Band C

Room Dimensions

Lounge/Diner 25'10" max x 9'9" max (7.88m max x 2.98m max)

Kitchen 13'9" max x 8'5" (4.21m max x 2.58m)

Bedroom One 14'6" into bay x 13'1" (4.44m into bay x 4m)

Bedroom Two 9'5" x 8'6" (2.88m x 2.6m)

Application Process

Due to the current high level of demand, we are asking all prospective tenants to submit an application prior to viewing. Once in receipt of an application, the landlord will shortlist those applicants to a select few, ensuring we are only conducting viewings with relevant parties.

IMPORTANT: Prior to submitting an application, please conduct all other investigations to satisfy yourself with the property - a drive by of the location, viewing the virtual/ video tour (where available), studying the floor-plan/ measurements/ photos.

Please copy and paste the link below into your web browser if you would like an application:

wilsontominey.co.uk/application



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			84
(81-91) B			
(69-80) C			
(55-68) D		61	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		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			
England & Wales		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.