



Instinct Guides You



Offers In Excess Of £500,000 Lynch Road, Weymouth

- Substantial Detached House
- Accommodation Over Three Floors
- Garage & Ample Parking
- Mature Established Rear Garden
- Large Living Room & Separate Diner
- Modern Kitchen Family Room
- School Catchment & Close To Bus Route
- Four Double Bedrooms Versatile Layout



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This charming 1930s four-bedroom family home offers versatile accommodation over three floors features ample living space and a sizeable gardens with off-road parking. The home features beautiful bay windows and contemporary kitchen and bathroom.

The hub of the home is the generous sitting room with feature bay window and sliding doors to the rear garden, the room enjoys a central multi-burner fireplace, and plenty of space for furniture.

The dining room is an attractive second reception room and can accommodate a large table and includes a fireplace with character flooring.

The kitchen has been tastefully updated is well-equipped with ample cabinetry and sleek worktops. The room is large enough for a dining table and has direct access outside. A cloakroom completes the ground floor.

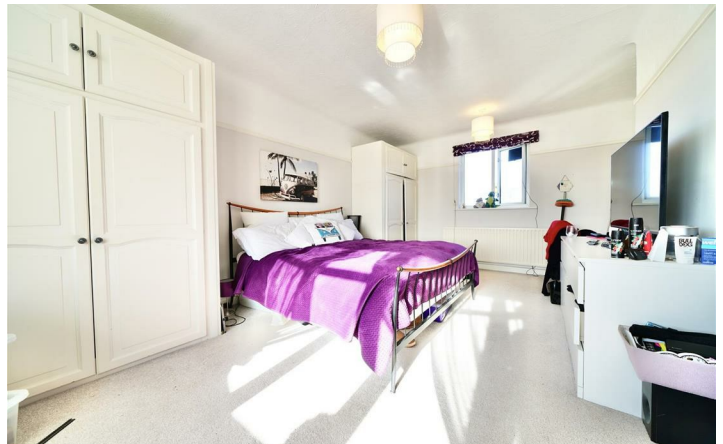
Rising to the first floor the hallway has an attractive window seat and a stained glass window at the front.

Bedroom one has both bay and rear windows beautifully illuminating the space. The second bedroom features large built-in wardrobes and ample space for a double or king-size bed. The third bedroom can accommodate a double bed and additional furniture.

The bathroom includes a jacuzzi bath, shower, and tiled walls and flooring.

The third floor has a large landing used as an office area. The fourth bedroom has three Velux windows, a large storage cupboard, and space for a double bed or two singles.

The rear garden offers a patio, lawn, decking areas, a greenhouse/potting shed, and a pond, surrounded by mature shrubs and bushes. The front garden is laid to lawn with a large driveway leading to the single garage.



Living Room 21'0" max x 12'1" (6.41 max x 3.69)

Dining Room 14'0" into bay x 11'1" (4.29 into bay x 3.38)

Kitchen 18'2" x 9'8" (5.56 x 2.95)

Bedroom One 21'0" max x 12'0" (6.41 max x 3.68)

Bedroom Two 14'0" x 11'1" (4.29 x 3.38)

Bedroom Three 11'1" x 9'6" (3.40 x 2.92)

Bedroom Four 15'8" max x 11'8" max (4.78 max x 3.58 max)

