



Instinct Guides You



Lennox street, Weymouth Offers In Excess Of £230,000

- Recently Modernised
- Off Road Parking
- Two Double Bedrooms
- Spacious Accommodation
- Large Kitchen/Breakfast Room
- Decked Garden
- Moments From Beach
- No Onward Chain



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.

WilsonTominey Ltd
15 Westham Rd.
DT4 8NS

T 01305 775500
E sales@wilsontominey.co.uk
W www.wilsontominey.co.uk



Situated within easy reach of Weymouth town centre, the beach, and a wide range of local amenities, this attractive two double bedroom home offers spacious and modern interiors complemented by a decked garden and the benefit of off-road parking*. Ideally positioned for convenient access to transport links and everyday facilities, the property presents an excellent opportunity for those seeking both comfort and practicality.

The entrance opens into a hall leading through to the principal reception space. The lounge is bright and generously proportioned, with front aspect windows allowing natural light to fill the room. From here, the layout flows through to the large kitchen/breakfast room at the rear of the property. The kitchen has been fitted with a range of contemporary units and includes some integrated appliances, space for white goods, tiled flooring and a feature skylight which enhances the sense of space and light. There is a breakfast bar seating area, with direct access out to the rear garden.

Upstairs, the landing connects to two double bedrooms and the main bathroom. Both bedrooms are well sized, with the principal bedroom positioned to the front of the house and the second bedroom overlooking the rear. The bathroom has been finished to a modern standard, with a corner shower enclosure, central ball and claw style roll top bath, wash basin and WC.

Externally, the property benefits from a private rear courtyard with a partial decked frontage enclosed by fencing, providing a low maintenance space for seating and outdoor use. In addition to the front, there is an off road parking available for a small vehicle.

This is a stylish and practical home, thoughtfully updated to provide a move-in ready opportunity in a desirable Weymouth location.

Room Dimensions

Lounge/Diner 20'9" x 18'5" > 14'4" (6.34 x 5.63 > 4.37)

Kitchen/Breakfast Room 19'7" x 10'8" (5.97 x 3.26)

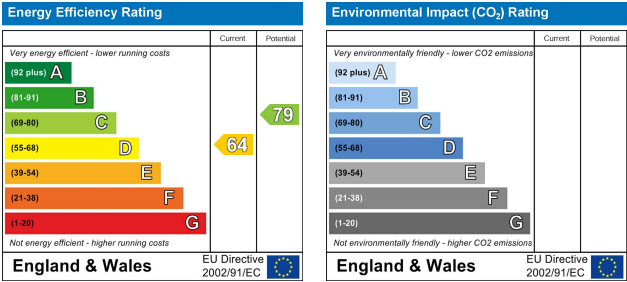
Bedroom One 20'6" > 18'0" x 10'0" (6.27 > 5.49 x 3.07)

Bedroom Two 16'7" max x 9'10" (5.08 max x 3.01)

Bathroom 11'10" x 7'11" wall to wall (3.62 x 2.43 wall to wall)

Off Road Parking*

Please note the parking area to the front has a 1.85m max (6ft) width for access, allowing space for only a small vehicle.



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.