

## Instinct Guides You



## Mandeville Close, Weymouth Offers In The Region Of £365,000

- Lounge Diner
- Additional reception
- Four DOUBLE Bedroom Family Home
- Coastal Fleet Walks Nearby
- · Cul-De-Sac
- Cloakroom
- Garage & Parking
- Established Gardens











Positioned in the attractive cul-de-sac of Mandeville Close, with Old Wyke Square and the Fleet Lagoon nearby, this spacious semi-detached house offers FOUR DOUBLE bedrooms, lounge diner and additional reception and parking with a mature gardens.

The ground floor presents a well-thought-out accommodation with access to the garage. A spacious lounge/diner spans the depth of the property and offers a perfect space for family living and gatherings. The dining room enjoys pleasant views into the rear garden. A modern kitchen has a practical layout in the centre of the home and offers a range of fitted units and room for appliances. An additional reception offers versatility to the ground floor and door leads into the garage. A cloakroom finishes the ground floor perfectly.

Ascending to the first floor are four double bedrooms and the family bathroom. Bedroom one is a spacious room that enjoys some far reaching views towards the Fleet Lagoon. Bedroom four also benefits a beautiful vista towards Lyme Regis. Bedroom three and four are additional bedrooms with pleasant views into the rear garden.

The family bathroom completes the space and comprises a bath with shower over, wash hand basin and W/C.

Outside, the property benefits from a well-maintained garden, providing a range of established bushes and flowering plants offering a beautiful space for family living and entertaining. The garage has an up and over door with parking.

## **Room Dimensions**

Bedroom One 12'11" max x 11'5" max (3.95 max x 3.48 max)

Bedroom Four 11'6" x 8'10" (3.52 x 2.71)

Bedroom Three 16'6" x 7'4" (5.04 x 2.24)

Bedroom Two 16'4" x 7'1" (4.98 x 2.17)

Lounge 12'9" max x 11'4" max (3.91 max x 3.46 max)

Dining Room 10'9" x 8'9" (3.30 x 2.68)

Kitchen 9'10" x 8'4" (3.02 x 2.55)

Garage 16'4" x 7'0" (4.98 x 2.15)

Study 10'0" x 7'0" (3.05 x 2.15)

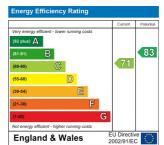


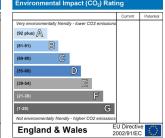












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