



## Freehold Investment Opportunity

Wessex Road | Dorchester | DT1 2NU

**By Auction £300,000**

Anglotown   
RESIDENTIAL LETTINGS & SALES

# Freehold Investment Opportunity

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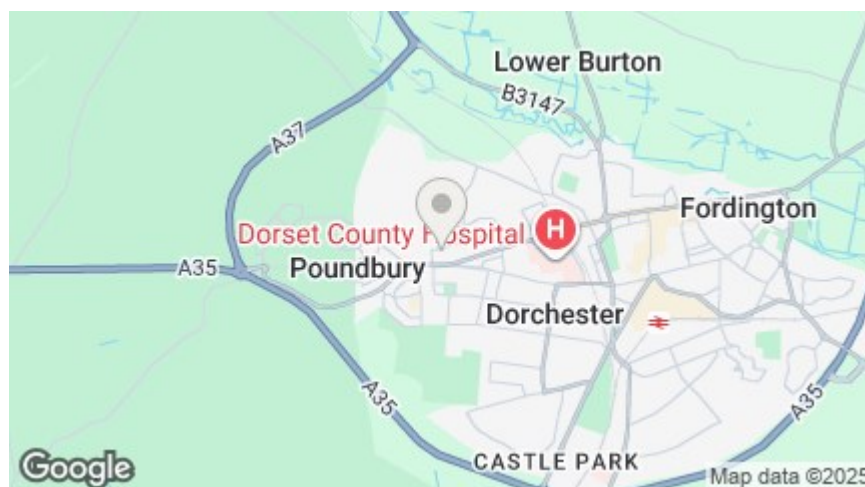
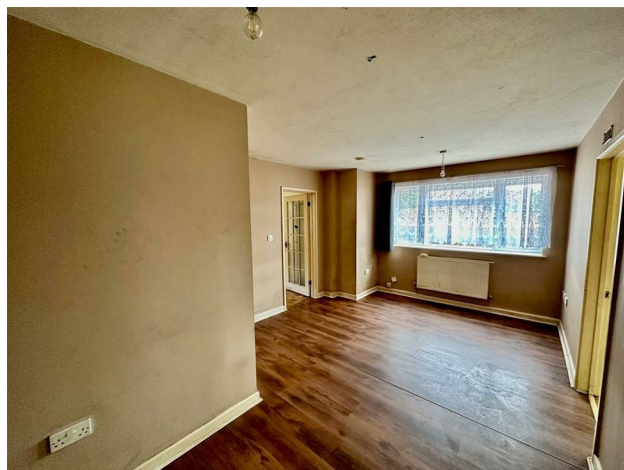
By Auction £300,000

\*\* For sale by online auction \*\* Pre-Auction offers considered \*\*

This freehold block of three self-contained apartments presents an excellent opportunity for investors seeking reliable rental income in the heart of Dorchester. Situated on Wessex Road, the property is within easy reach of the town centre, local amenities, and transport links, making it a consistently attractive choice for tenants.

The accommodation is arranged to provide two spacious two-bedroom flats and one well-proportioned studio. On the ground floor, 63A Wessex Road offers a two-bedroom apartment of approximately 49m<sup>2</sup> with an EPC rating of D. This property is currently vacant. Also on the ground floor is 63B Wessex Road, a compact but practical studio apartment of around 25m<sup>2</sup>, also rated EPC D, producing a rental income of £550 per calendar month. The first floor is home to 63C Wessex Road, another bright and well-laid-out two-bedroom flat of approximately 49m<sup>2</sup>, again EPC rated D, let at £650 per calendar month.

Each flat is independently accessed, and the block as a whole offers flexibility for either long-term hold as an investment or potential resale of the individual units at a later stage. Given the strong rental demand in Dorchester, this property represents a secure and appealing addition to any buy-to-let portfolio.



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