



Connells
FOR SALE

22

24

AUSTIN
ESTATE AGENTS

Bath Street

Weymouth Town Centre

Weymouth

Dorset

DT4 7DS

Offers in Excess of £85,000

SUMMARY

- Grade II Listed First Floor Duplex Apartment
- Updating & Refurbishment Required
- Accommodation Set over Three Floors
- Two Bedrooms
- Spacious Lounge
- Fitted Kitchen
- Shower Room
- Walking Distance of Weymouth Beach
- Weymouth Town Centre Location
- No Onward Chain





SUMMARY OF ACCOMMODATION

FIRST FLOOR

First Floor Landing

Lounge 9' 10" x 15' 5" (3.00m x 4.70m)

Kitchen 11' 0" max x 10' 0" max (3.35m max x 3.05m max)

SECOND FLOOR

Second Floor Landing

Bedroom One 9' 10" x 15' 5" (3.00m x 4.70m)

Bedroom Two 11' 0" x 6' 5" (3.35m x 1.95m)

Shower Room 11' 0" x 2' 6" (3.35m x 0.75m)



THE PROPERTY

We are pleased to offer for sale this Grade II listed, first and second floor duplex apartment, which is in need of refurbishing throughout and has been reflected in the asking price. The property is being offered for sale with no onward chain and would ideally suit a cash buyer or developer.

Access to the building is gained on the ground floors where stairs ascend to the first floor where the apartment is located. The first floor hosts a lounge and kitchen. The spacious lounge enjoys a front aspect bay window. The kitchen features a range of eye level and base units with space for additional domestic appliances.

To the second floor are the two bedrooms and shower room. Bedroom one is a good sized double room, which spans the width of the property with a front aspect sash window. Bedroom two is found at the rear of the property where a doorway leads to a shower room with low level WC, wash hand basin and space for a shower cubicle.

There is a gas heating boiler and radiators in place, however, please note we have not tested the system.

The apartment is situated within a short stroll of Weymouth Town Centre and is ideally placed for walking to Weymouth Bay Esplanade and Old Harbour as well as the many cafes, shops, bars, restaurants and theatre within this vibrant area.

For further information, or to make an appointment to view, please contact the team at Austin Estate Agents.

Agents note: The lease has 973 years remaining. We are not aware of any restrictions.



