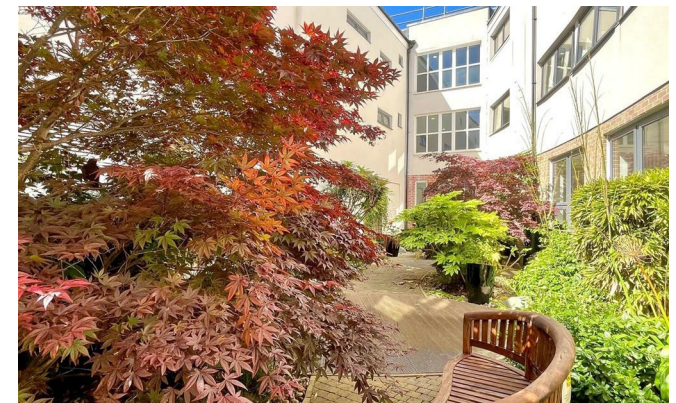




North Quay , Weymouth, DT4 8DW

- Luxury one-bedroom retirement apartment
- Master bedroom with walk-in wardrobe
- Modern kitchen and shower room
- Landscaped garden for relaxation
 - Close to shops and cafes
- Private entrance for privacy
- Spacious lounge/diner area
- Communal balcony with views
- Near Weymouth's stunning harbour
 - Ideal for coastal living

£170,000 Leasehold

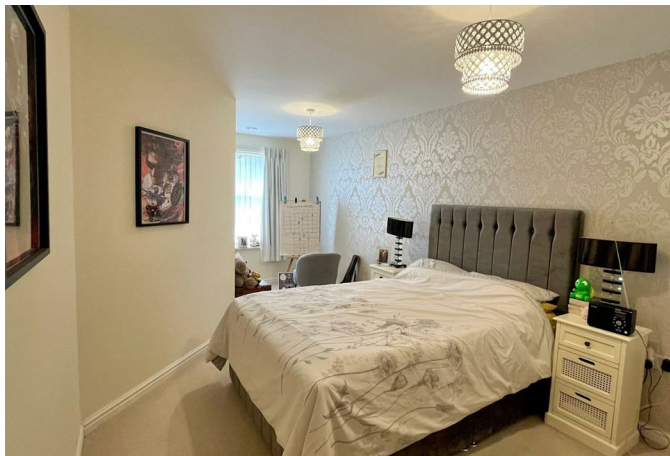




Property Summary

Luxury one bedroom upper ground floor apartment with own private entrance. This RETIREMENT HOME is situated moments away from Weymouth harbour. The property internally boasts master bedroom with walk in wardrobe, spacious lounge/diner, kitchen, shower room and communal facilities.

Ideally located near Weymouth's stunning harbour side, Harbour Lights Court makes for an ideal property for coastal living. Weymouth's award winning beach is just a short walk away, as well as a selection of amenities including; supermarket, independent shops, cafes and restaurants. There are coastal walks, Nothe Gardens, the Rodwell trail, and many stunning areas to explore, perfect for walking and cycling enthusiasts.



There is a range of communal facilities within Harbour Lights Court including: communal balcony with harbour views, homeowners lounge, 24 hour care line, guest suite, landscaped garden area, laundry room, scooter store and Lift access to all floors.

Entrance

Via secure automatic doors which has access to the lobby, communal seating area, managers office, glass double doors leading to:

Communal Hallway

Double glazed glass doors leading to communal botanical courtyard, Laundry room, bike and mobility scooter storage and direct access to secure underground parking. Lift and stair access too:

Upper Ground Floor Hallway

Large hallway featuring various double glazed windows overlooking botanical courtyard garden and seating, access to large communal Social room with TV, tea and coffee facilities and balcony overlooking Weymouth Marina. Door leading to:

Apartment Entrance

Via wooden door, spot lights, building manager communication panel, thermostat, power points. Storage cupboard with ceiling light, boiler supplying hot water. Doors leading to:

Shower Room

Low level WC, hand wash basin with mixer taps, walk in shower cubicle, fully tiled, heated towel rail.

Living Room

11'1" x 23'11"

Rear aspect double glazed window and double glazed door leading with street level access (High West Street), power points, thermostat, glass panelled wooden door leading to:

Kitchen

7'0" x 7'8"

Rear aspect double glazed window, range of eye and base level units with work surfaces over, integrated electric oven and hob with extractor fan overhead, stainless steel sink with drainer and mixer tap, integral dishwasher, integral fridge/freezer.



Local Authority
Council Tax Band **C**
EPC Rating **B**



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.