

Grove Road

Portland, DT5 1DZ

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Offers In Excess Of
£290,000 Freehold

Hull Gregson Hull

Grove Road
Portland, DT5 1DZ

- Detached Family Home
- Excellently Presented Throughout
- Driveway Parking & Garage
- Luscious Corner-Plot Garden
- Sleek Kitchen with Space for Appliances
- Fitted Shower Room
- Four Well Proportioned Bedrooms
- Open-Plan Lounge/Diner
- Within Short Walking Distance to Easton
- Easy Access to Local Amenities

















This well-presented family home offers a SPACIOUS OPEN-PLAN LOUNGE/DINER, a MODERN FITTED KITCHEN with ample storage and workspace, FOUR WELL-PROPORTIONED BEDROOMS, and a contemporary shower room. Further benefits include a GROUND FLOOR WC, DETACHED GARAGE, and enclosed rear garden, all situated within a POPULAR RESIDENTIAL LOCATION on Portland.

Entering through the front door, you're welcomed into a central entrance hall with stairs rising to the first floor.

To your left, you'll find a generous open-plan lounge and dining room stretching the full depth of the property. This bright and versatile space offers plenty of room for both relaxing and entertaining, with windows to the front and rear aspects allowing natural light to flow through. The lounge area provides plenty of room for large sofas and family seating, creating the perfect spot to unwind at the end of the day, while the dedicated dining area easily accommodates a family-sized table, making it ideal for everything from everyday meals to entertaining guests.



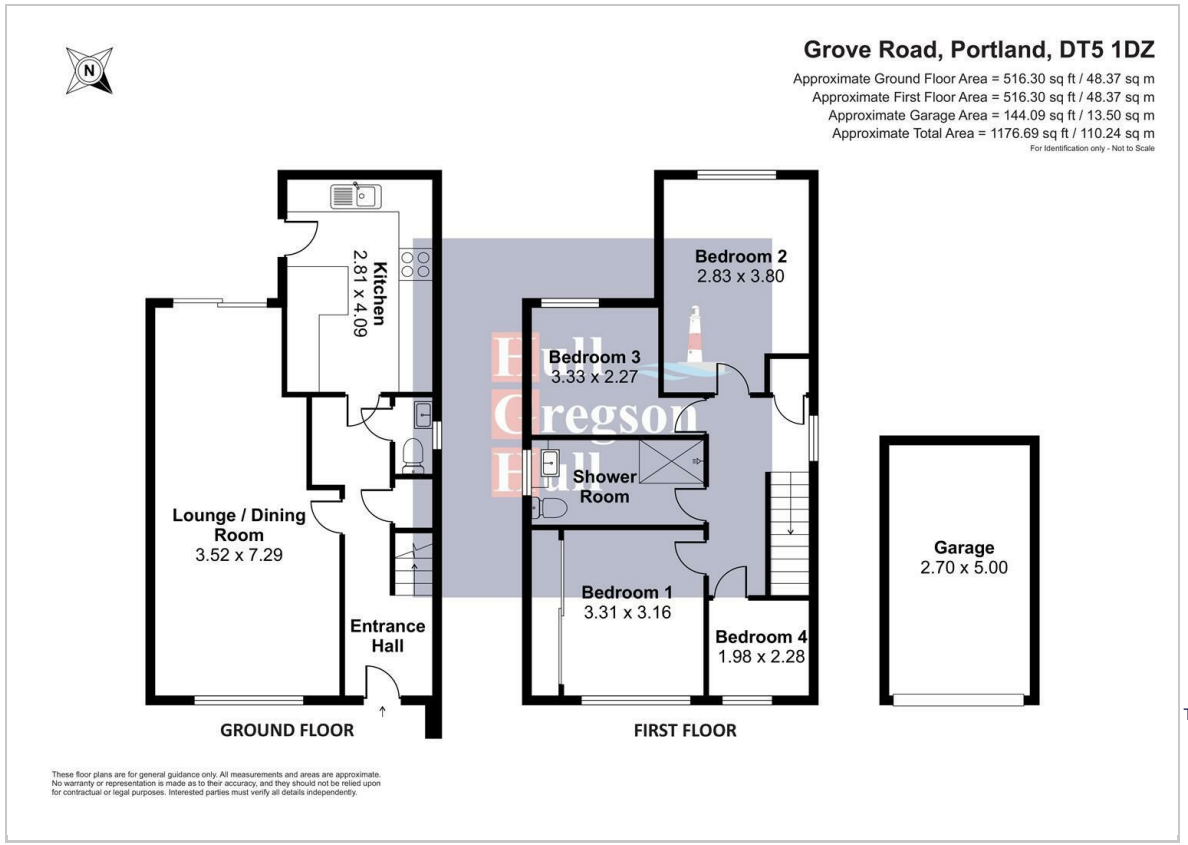
Moving back through the hallway, there's a convenient ground floor cloakroom, perfect for guests. At the rear of the property, the kitchen has been tastefully modernised with a range of contemporary shaker-style units, complemented by marble-effect worktops and integrated appliances. Designed in a practical U-shape layout, it offers an abundance of storage and preparation space, ideal for busy family life. A large window overlooking the garden floods the room with natural light, creating a bright and welcoming atmosphere. Finished in neutral tones with sleek fittings throughout, this stylish kitchen is both functional and ready to enjoy from day one.

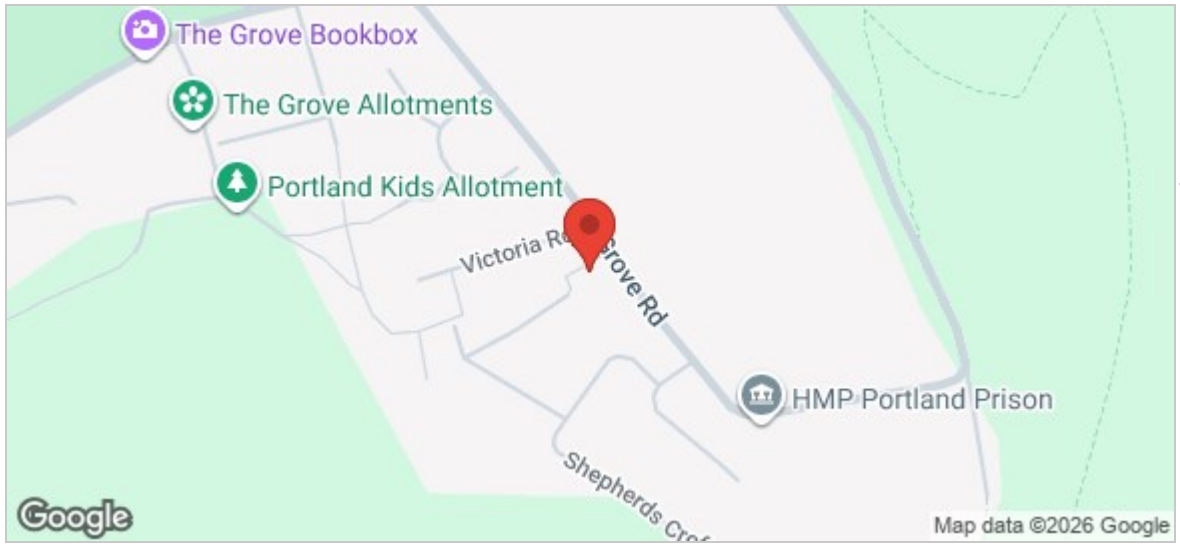


Heading upstairs, the first-floor landing leads to four bedrooms. Bedroom One is a comfortable double room overlooking the front of the property, while Bedroom Two is another spacious double located at the rear. Bedroom Three offers a great guest room, nursery or home office, and Bedroom Four provides additional flexibility as a single bedroom, study or dressing room.

Completing the first floor is a modern shower room conveniently positioned off the landing.

Outside, the property benefits from a detached garage measuring approximately 16 feet in length, providing excellent storage, workshop potential or secure parking.





Lounge/Dining Room
23'11" x 11'6" (7.29 x 3.52)

Kitchen
13'5" x 9'2" (4.09 x 2.81)

Primary Bedroom
10'10" x 10'4" (3.31 x 3.16)

Second Bedroom
9'3" x 12'5" (2.83 x 3.80)

Third Bedroom
10'11" x 7'5" (3.33 x 2.27)

Fourth Bedroom
7'5" x 6'5" (2.28 x 1.97)

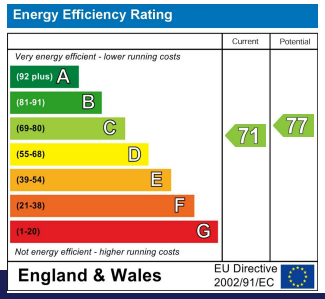
Shower Room
10'9" x 5'5" (3.30 x 1.66)

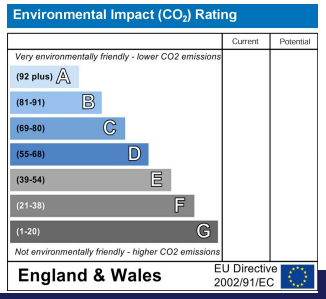
Garage
8'10" x 16'4" (2.70 x 5)

Additional information
The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Detached
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas central heating
Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker.
checker.ofcom.org.uk/

Disclaimer
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of
representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.





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