Symonds & Sampson

6 Lym Close

Lyme Regis, Dorset

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Dorset

Lyme Regis

Dorset DT7 3DE

A three bedroom house over three floors, within walking distance of the amenities and beach in the popular coastal town of Lyme Regis.

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- Three double bedrooms
- Off road parking
- Within walking distance of amenities and beach
- Sea view from top floor

Guide Price £260,000

Freehold

Bridport Sales
01308 422092
bridport@symondsandsampson.co.uk

THE DWELLING
A three bedroom house over three floors situated close to the town centre, with the benefit of two parking spaces.

ACCOMMODATION
The front door opens into a small porch with the living/dining room on the right hand side. A large bay window overlooks the front and there are double doors at the far end of the room, leading to the back yard. Leading off the living room is the kitchen which is fitted with a range of wall and base units, and has a gas hob and electric oven. The family bathroom with a white suite, comprising shower over bath, sink and WC is situated through a door at the back. There is also a door to a large utility room, with plenty of space for appliances and storage.

Upstairs, there are two double bedrooms on the first floor, one with views over the playing fields to the rear. There is also a separate WC. And on the second floor, accessed by a further staircase, there is a further double bedroom built into the loft space, with sloping ceilings, eaves storage and views of the sea and surrounding rooftops from a large velux window.

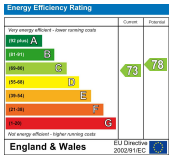
OUTSIDE
To the front of the property are two off road parking spaces and a seating area. At the back there is a small yard between the living room and utility room, plus an extra yard beyond with some raised beds and a storage shed, and shared access up five steps to a gate leading to a public footpath at the back.

DIRECTIONS
What3words///repayment.shed.shadows

SERVICES
Mains gas, electricity, water and drainage. Gas fired central heating.
Broadband - Ultrafast speed is available.
Mobile phone coverage - there is mobile coverage in the area, please refer to Ofcom's website for more details.
Dorset Council - 01305 251010.
Council Tax Band: B

SITUATION
A short walk will take you into the centre of Lyme Regis, a picturesque town noted for its attractive period buildings, the famous centuries-old Cobb and harbour. In the town is an excellent selection of facilities including many independent shops and a number of restaurants and hotels, together with various museums. Moments from the high street is the charming award winning sandy beach which is ideal for families. The harbour is popular with anglers and those keen on deep sea fishing trips, and the sailing and power boat clubs are also nearby. The market town of Axminster, approximately 6 miles distant, provides a good range of day to day amenities, as well as a vibrant market every Thursday and a mainline train service to London Waterloo.

AGENTS NOTE
Please note that this property is subject to a section 157 housing restriction, the property benefits from no forward chain.



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01308 422092

bridport@symondsandsampson.co.uk
Symonds & Sampson LLP
23, South Street,
Bridport, Dorset DT6 3NU

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