



Instinct Guides You



Walpole Street, Weymouth £1,250 PCM

- Three Bedrooms
- Attic Space
- Short Walk To Beach
- Good Transport Links Nearby
- EPC = D
- Open Plan Lounge/Diner
- Rear Courtyard
- Available for Long Term Let
- Level Walk To Town
- Council Tax Band B



Submit Your Application Today...

Head to www.wilsontominey.co.uk to complete our application form

Complete Our Application Form

All applications will be shortlisted for viewings. Once shortlisted, WilsonTominey aims to be in contact within 7 working days.

Lettings & Property Management

WilsonTominey Ltd
15 Westham Rd.
DT4 8NS



Registration No. 08079158 Directors Mr Wilson, Mr Tominey

Courtesy Notice Upon using WilsonTominey as selling agents ensure we are made aware of contractual obligations you may be under. We can then proceed accordingly.

WilsonTominey Ltd
15 Westham Rd.
DT4 8NS

T 01305 775500
E sales@wilsontominey.co.uk
W www.wilsontominey.co.uk



*** PLEASE SEE APPLICATION PROCESS ***

Available for a long term let, this three bedroom property is a great location with short walks to the beach, town centre and transport links including bus and train station.

The accommodation comprises open plan lounge/diner flowing into a kitchen and utility area before a bathroom is found at the rear of the property. Finishing off the ground floor is a paved courtyard area for some outside space.

On the first floor there are two good sized double bedrooms and a spacious single room before a staircase provides access to the attic room for storage/office space.

The EPC for this property is D

The Council Tax is Band B

Room Dimensions

- Lounge/Diner 21'9" x 13'6" (6.64m x 4.12m)
- Kitchen 13'6" x 10'0" >8'3" (4.14m x 3.05m >2.54)
- Bathroom 6'6" x 6'3" (1.99m x 1.92m)
- Bedroom One 12'6" x 10'7" (3.82m x 3.23m)
- Bedroom Two 10'7" x 8'9" (3.25m x 2.68m)
- Bedroom Three 9'10" x 6'4" (3m x 1.95m)
- Attic Room 14'4" x 12'7" (4.38m x 3.84m)

Application Process

Due to the current high level of demand, we are asking all prospective tenants to submit an application form prior to viewing.

Once in receipt of an application, these will be sent to the landlord and they will shortlist those applicants to a select few, ensuring we are only conducting viewings with relevant parties.

IMPORTANT: Prior to submitting an application, please conduct all other investigations to satisfy yourself with the property - a drive by of the location, viewing the virtual/ video tour (where available), studying the floor-plan/ measurements/ photos.

Please copy and paste the link below into your web browser if you would like an application:

www.wilsontominey.co.uk/application



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs					
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs					
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

Important Notice: Particulars are prepared for marketing purposes only and should not be treated as a statement of the condition of any building, fixture or appliance. All measurements, floor plans and lease/ maintenance are approximate and not to be relied upon. Purchasers should make their own checks before relying on any of the information provided herein. * For double glazing and gas radiator heating, it is where specified.