Instinct Guides You



Melstock Avenue, Weymouth
Offers In Excess Of £350,000

- Well Presented Detached Bungalow
- Garage & Driveway Parking
- Spacious Lounge / Dining Room
- Westerley Aspect Garden
- Dual Aspect Kitchen
- Two Double Bedroom
- Sought After Location, Preston
- Close To Bus Route & Amenities







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The Property Ombudsman

A well-presented two-bedroom detached bungalow situated within the popular residential area of Preston, Weymouth. The property offers two generous double bedrooms, a spacious lounge/dining room, fitted kitchen and shower room. Externally, the bungalow benefits from a lovely westerly-facing garden, driveway parking and a garage. Conveniently positioned close to a local bus route and doctors' surgery, the property also offers easy access to the wider amenities of Weymouth.

Upon entering, the accommodation is arranged around a central hallway, providing access to all principal rooms. The lounge/dining room is a particularly generous space, offering plenty of room for both comfortable seating and a dining table. A large window to the rear allows natural light to flow into the room, while the layout provides a versatile setting for both everyday living and entertaining.

The kitchen adjacent is fitted with a range of modern-style wall and base units, complemented by contrasting work surfaces and tiled splashbacks. The dual-aspect windows provide excellent natural light, creating a bright and practical space, with a door offering access to the outside.

There are two well-proportioned double bedrooms, both offering ample space for bedroom furniture and built in wardrobes with bedroom one being particualy spacious. The accommodation is completed by a shower room, conveniently positioned off the central hallway.

Externally, the property continues to impress. To the front, there is an attractive approach with a lawned garden, driveway providing off-road parking and a garage, offering further practicailty. The rear garden enjoys a westerly aspect, providing a lovely space to relax and enjoy the afternoon and evening sunshine and is adorned with mature bushes, shrubs and flowers

Location is another key advantage, with the property situated in the sought-after area of Preston. A local doctors' surgery and bus route are both within convenient reach, with coastline nearby.









Room Dimensions

Lounge/Dining Room 18'6" x 11'10" (5.64 x 3.61)

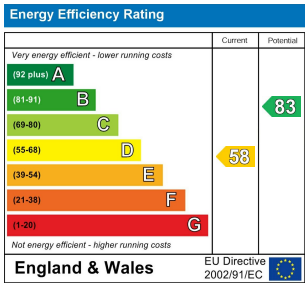
Kitchen 8'9" x 7'10" (2.69 x 2.39)

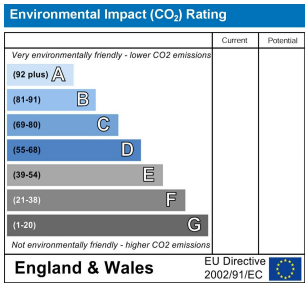
Bedroom One 12'11" x 10'4" (3.95 x 3.17)

Bedroom Two 9'4" x 7'4" (2.87 x 2.26)

Bathroom 7'9" max x 5'10" max (2.38 max x 1.79 max)







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.