



Flat 12, 2 Corscombe Close, Weymouth - DT4 0UG
£275,000



Flat 12

2 Corscombe Close, Weymouth

Spacious three-bed marina apartment with open-plan living, wrap around balcony, modern kitchen, private garage, off-road parking, landscaped gardens, and stunning waterfront views. 95-year lease.

Council Tax band: D

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: C

- 3 double bedroom second floor apartment
- 95 year lease remaining
- £2500 per year service charge
- £500 per year ground rent
- Wrap around balcony with outdoor seating
- Waterfront and marina views
- Contemporary kitchen with integrated appliances
- Private garage
- Landscaped communal gardens
- Modern bathrooms with luxurious fixtures





Building Entrance

Entrance via a solid wooden door, our second floor apartment accessed by the choice of either a well-kept communal stair way or via the lift access. Leading into

Bedroom 3

11' 11" x 8' 3" (3.63m x 2.52m)

Fully carpeted, front aspect large double-glazed windows providing direct marina views. A singular overhead light and a range of low-level power points.

Bedroom 2

11' 10" x 8' 6" (3.60m x 2.60m)

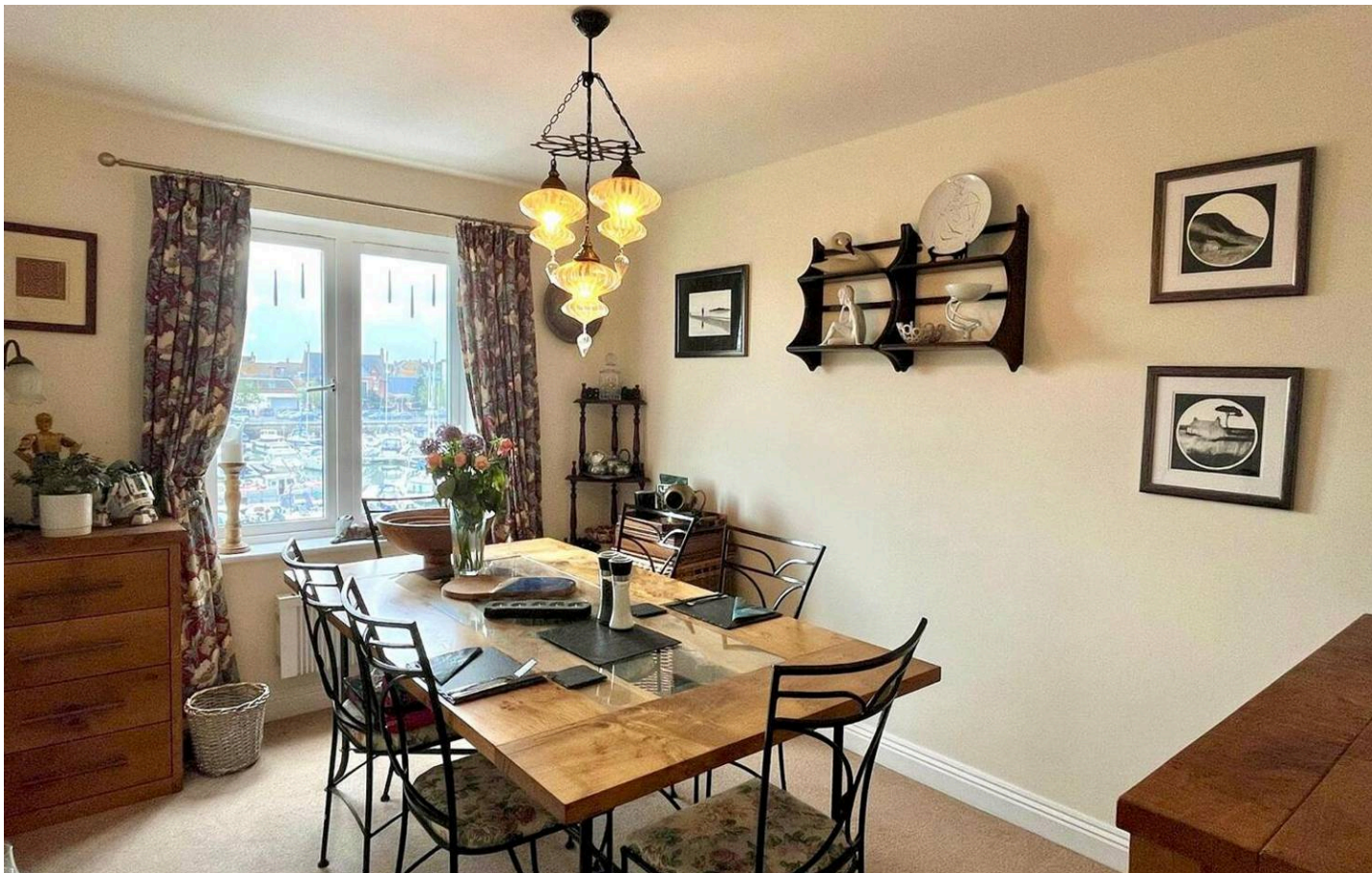
Front aspect large double-glazed windows with uninterrupted Marina and Weymouth Town Bridge views. Carpeted throughout with a singular overhead light and a range of low-level power points.

Bathroom

6' 11" x 5' 5" (2.12m x 1.65m)

A light, rear aspect bathroom new as of 2025. Light grey wooden-style flooring and a complimenting darker grey panelling feature wall this feature surrounds a bathtub with a waterfall style tap at low level, and a hand held shower, mounted against a bracket overhead. a low level WC unit also houses a waterfall style tap and handwash basin, with beneath storage





Bedroom 1

15' 7" x 8' 10" (4.76m x 2.69m)

Carpeted through, side aspect double glazed windows, a singular overhead light, access via double wooden doors, showcases a built-in wardrobe, with hanging space and overhead shelving.

En-suite

7' 1" x 4' 10" (2.16m x 1.48m)

New as of 2025, light grey wooden style floor throughout, and feature walls showcasing a beige, marble-style panelling. A low-level WC unit that provides ample storage, as well as a stainless-steel gooseneck tap with accenting hand wash basin a low-level wall mounted, heated towel rail. Walk in shower, with two grab bars and a hand held shower head, neatly mounted against the wall.

Living Room

15' 3" x 13' 10" (4.66m x 4.21m)

A large dual aspect lounge, points direct views over the Marina and Weymouth town bridge, complimented by a private wrap-around balcony accessed via either aspect's double glazed sliding doors.

Kitchen

11' 10" x 5' 11" (3.60m x 1.81m)

Front aspect double glazed windows, a matching range of eye and base level cupboards, space for a dishwasher undercounter, a built in 'SmartThings' Samsung electric oven and induction hob, which can be controlled via a mobile phone. Accenting beige stone-style tiles surround until you are met with the matching integral fridge/freezer and a full-length pull-out pantry.





COMMUNAL GARDEN

GARAGE

Single Garage

