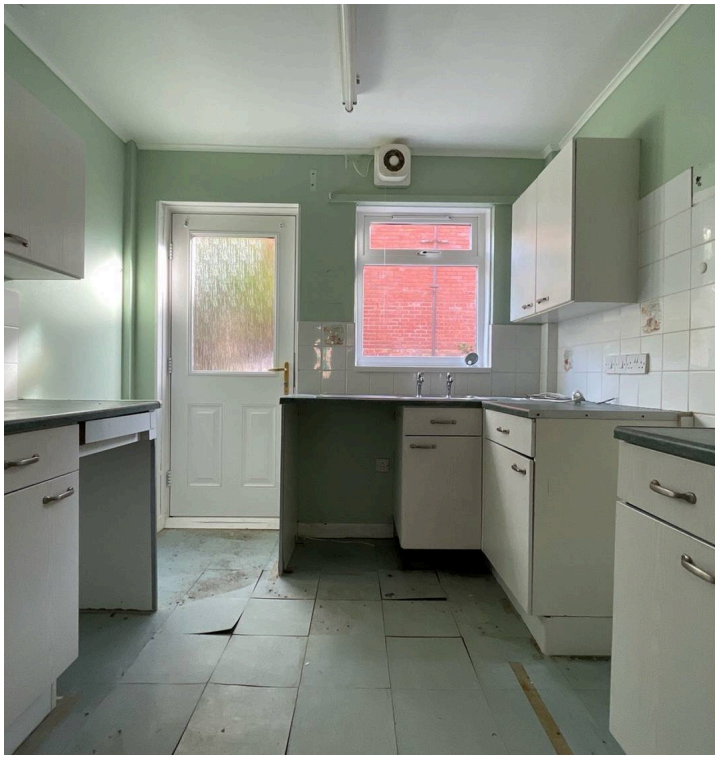
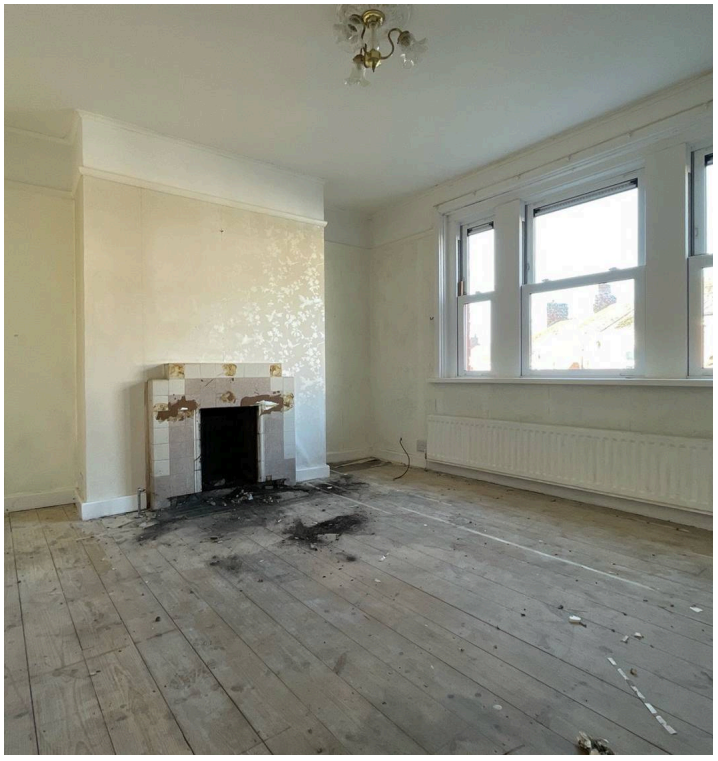
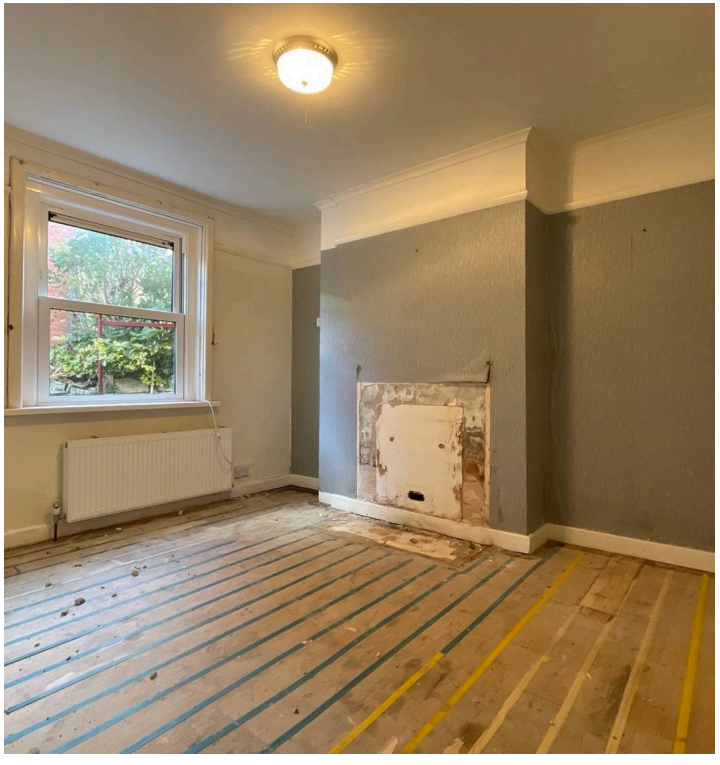


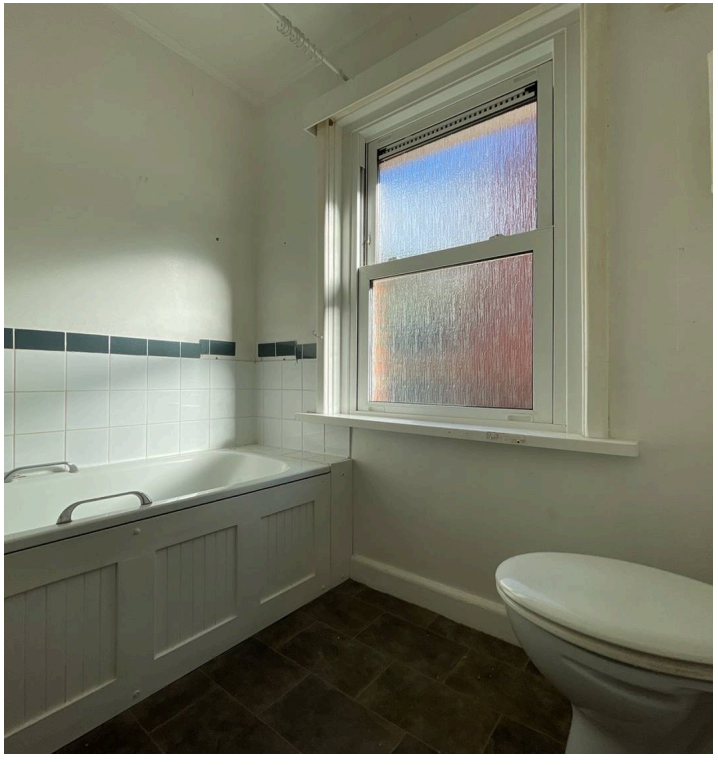
28 Hambro Road, Portland - DT5 1JU

In Excess of **£150,000**









28 Hambro Road

Portland

Spacious three bedroom end of terrace home with sea views over Chesil Beach. Requiring renovation throughout, it offers separate living and dining rooms. Cash buyers only.
Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Spacious three bedroom home with character features
- Separate living room and dining room
- Front and rear gardens with mature shrubbery throughout
- Excellent refurbishment opportunity
- Sea views over Chesil Beach to the front aspect
- Requires renovation throughout
- Company sale: 30 Day Exchange Required







Front garden
Gated front garden with steps leading up the obscured upvc front door via an open storm porch. The front garden features mature shrubbery and a wooden storage box.

Entrance Hall
Front aspect obscured UPVC door, stairs rising to the first floor landing, door opening into the living room, the kitchen and the dining.

Living Room
13' 10" x 11' 7" (4.21m x 3.53m)
Spacious front aspect living room with a chimney breast and a large double glazed window providing sea views.

Kitchen
8' 6" x 8' 8" (2.60m x 2.65m)
A rear aspect kitchen with a range of eye and base level units with space for white goods and a stainless sink with stainless taps. An obscured upvc door opens onto the rear garden with a double glazed window beside.

Dining Room
11' 10" x 10' 5" (3.61m x 3.18m)
Rear aspect dining room with a double glazed window onto the ear garden and a chimney breast.







First Floor Landing
6' 11" x 7' 11" (2.10m x 2.42m)
Stairs down to the entrance hallway and doors opening into all first floor rooms.

Bedroom One
13' 5" x 12' 2" (4.08m x 3.72m)
Front aspect double bedroom with a double glazed window, a chimney breast and sea views.

Bedroom Two
12' 4" x 10' 6" (3.77m x 3.19m)
A rear aspect double bedroom with a chimney stack and a double glazed window overlooking the rear garden.

Bedroom Three
9' 2" x 6' 11" (2.80m x 2.10m)
Front aspect bedroom with a double glazed window enjoying sea views.

Bathroom
6' 11" x 5' 11" (2.10m x 1.80m)
A rear aspect bathroom with an obscured double glazed window, a wall to wall bath tub with stainless taps, a low level w/c and a hand wash basin with stainless tap.



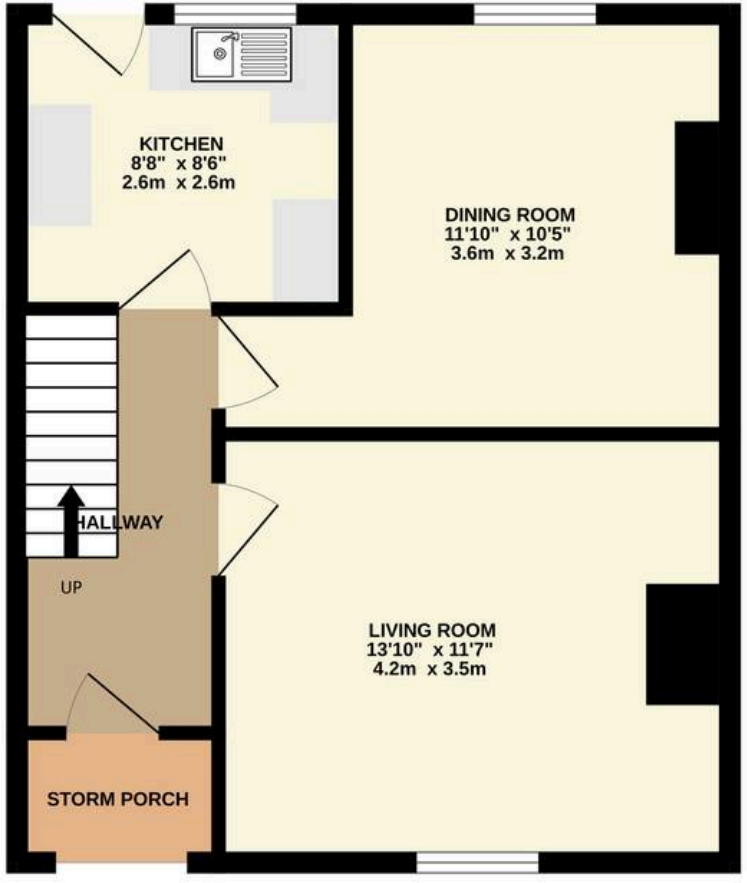




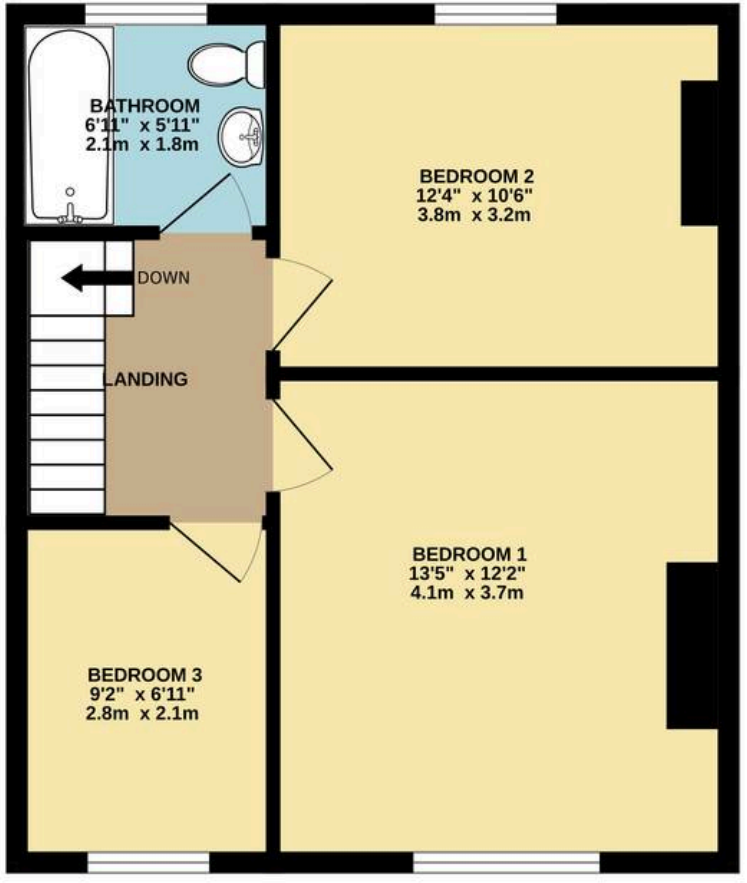
GARDEN

A tiered rear garden with gated access and a variety of mature shrubbery.

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Measurements & Floorplans All measurements and room dimensions are approximate and quoted for guidance only. Floorplans are provided for illustrative purposes only; they are not to scale and must not be relied upon as precise representations of layout or size. Fixtures & Appliances No appliances, central heating systems, services, or specific fittings referred to within these particulars have been tested by the agent. Intending purchasers are strongly