

Plot 113

Courage Way | Chickerell | Weymouth | DT3 4FF

£445,000

BEAUMONT JONES

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Weymouth | DT3 4FF
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Welcome to Plot 113 Courage Way, a BRAND NEW three double bedroom semi-detached home within the popular Chesil Reach Development in Chickerell. Built by CG FRY this beautiful property boasts a DOUBLE GARAGE, off road parking for TWO cars, an enclosed rear garden, welcoming hall, downstairs cloakroom, spacious living room with patio doors leading out onto the rear garden, generous sized kitchen/diner with some integrated appliances, separate utility room, master en-suite shower room, family bathroom and PV panels.

- Brand New Three Double Bedroom Semi-Detached House
- Beautiful Kitchen/Diner with Some Integrated Appliances & Separate Utility Room
- 10 Year New Build Warranty with NHBC
- Built By CG FRY
- Enclosed Rear Garden
- Double Garage & Off Road Parking For Two Cars
- The Popular Chesil Reach Development In Chickerell
- Downstairs Cloakroom, En-Suite to Master Bedroom & Family Bathroom
- PV Panels

Full Description

Welcome to Plot 113, a brand new three double bedroom semi-detached home offering a welcoming hall with stairs rising to the first floor, cloakroom and a built in under stairs storage cupboard. The living room has a bright and airy feel with plenty of space for furniture and a set of rear aspect double glazed patio doors lead out onto the garden. The beautiful kitchen/diner is a generous size offering a range of eye and base level units with work surfaces over, some integrated







A brand new three double bedroom semi-detached home within the popular development of Chesil Reach, Chickerell.











appliances, plenty of space for a dining table and chairs and a door leads through to a separate utility room with space and plumbing for a washing machine and a rear aspect double glazed door leads out onto the rear garden.

The first floor offers a landing area with a built-in airing cupboard, loft access via a hatch and doors lead through to the main family bathroom and three double bedrooms with the master bedroom benefitting a contemporary shower en-suite.

Outside offers an enclosed rear garden laid to lawn and a patio area abutting the property. There is gated side access leading out onto a block paved driveway providing off road parking for two vehicles in front of the double garage. The double garage has two up and over doors with power and lighting.

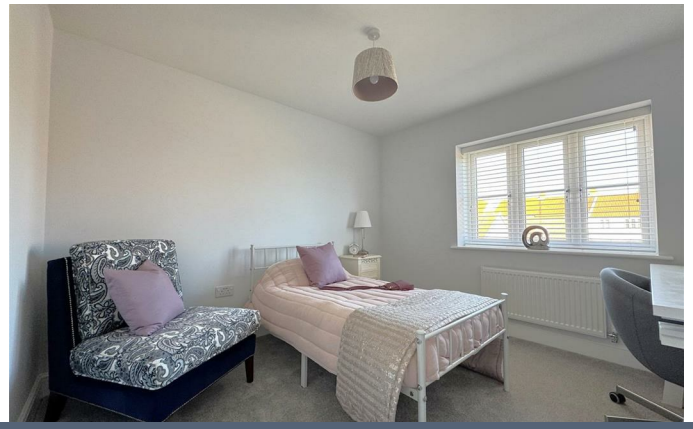
The property is well positioned in the heart of the ever-popular family location of Chesil Reach, the property is situated within the catchment area of well regarded primary and secondary schools. Chickerell itself has a local shop, two public houses, a restaurant, chemist, and post office. Nearby supermarket and industry shopping units include fast food and coffee shop units. There are lots of scenic coastal walks and links to the Southwest Coast path. A short drive away is Weymouth, a Georgian seaside resort with award winning sandy beach and town centre with a good range of high street names and quirky boutiques in











the adjacent lanes as well as pubs, restaurants and cafes.

Please Note: The drawings and particulars are for illustrative purposes only and shall not form part of any contract. Example images are from a typical show home.

Agents Note: There is a community service charge of TBC

Rating Authority: - Dorset (West Dorset) Council. Council Tax Band TBC. Services: - Gas central heating, mains electric & drainage.

Disclaimer: - Beaumont Jones and their clients have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs, plans and measurements are for guidance only and are not necessarily comprehensive. It should be assumed that the property has all necessary Planning, Building Regulations or other consents, and Beaumont Jones have not tested any services, equipment or facilities.

Beaumont Jones is a member of The Property Ombudsman scheme and subscribe to The Property Ombudsman Code of Practice.





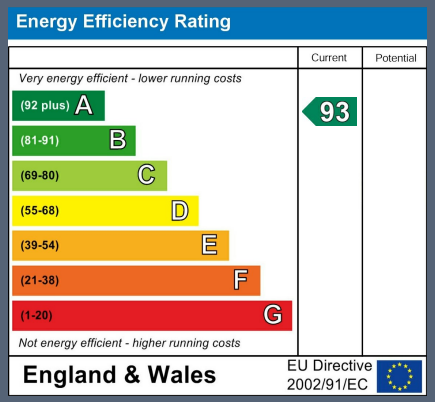
Double garage, off road parking for two cars and PV panels.

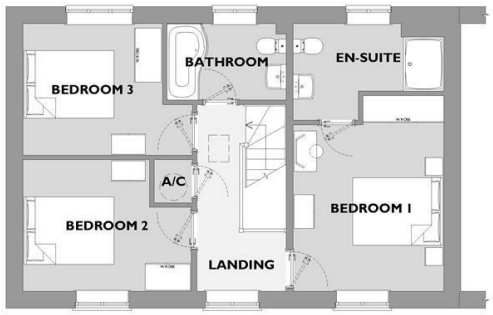




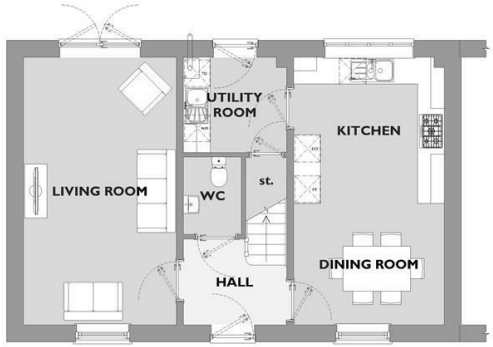
CG FRY & SON
DEVELOPMENT







FIRST FLOOR



GROUND FLOOR

PLOT 113

THREE BEDROOM HOME

FIRST FLOOR

Bedroom 1
3.35 x 3.70m (10'11 x 12'1ft max)
(Dimensions excluding wardrobe recess)

Bedroom 2
3.74 x 2.92m (12'3 x 9'7ft max)

Bedroom 3
3.1 x 2.92m (10'2 x 9'7ft)
(Dimensions excluding door recess)

GROUND FLOOR

Living Room
3.40 x 5.95m (11'2 x 19'6ft max)

Kitchen / Dining Room
3.35 x 5.95m (11'0 x 19'6ft max)

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We value more than your property