



Connells

Reforne
Portland



Property Description

The ground floor accommodation comprises a sizeable lounge boasting a feature fireplace, open staircase and ample space for dining table and chairs. The kitchen offers a range of wall and base level units with plenty of space for appliances. Completing the ground floor accommodation is a utility/shower room comprising a shower unit, wall mounted boiler and access to the rear garden.

The first floor accommodation comprises bedroom one and family bathroom, both of generous proportions.

Stairs then ascend to the second floor, where a further two spacious bedrooms can be found.

Externally, the property benefits from a large Southerly facing aspect, offering a pleasant place to sit out in, especially during the warmer months.

The property is situated on Reforne, just a short stroll from Easton Square. Easton Square has a range of pleasant cafes, shops and benefits from a regular bus link to the seaside town of Weymouth.

Entrance

Glazed upvc door into:-

Lounge

9' 4" x 17' max (2.84m x 5.18m max)

Front aspect double glazed window. Carpeted. Power points. Wall mounted radiator. Thermostat. Stairs rise to the first floor. Door leading into:-

Kitchen

9' 4" max x 8' 1" (2.84m max x 2.46m)

Fully fitted kitchen with a range of wall and base units with worksurfaces over, inset stainless steel sink and drainer unit. Four ring gas hob with fitted cooker. Space for undercounter fridge. Space for undercounter freezer. Space and plumbing for a washing machine. Tiling. Power points. Coving. Rear aspect double glazed window. Opening into:-

Utility/ Shower Room

4' 4" x 6' 9" max (1.32m x 2.06m max)

Shower unit. Wall mounted radiator. Wall mounted boiler. Side aspect double glazed window. Side aspect glazed upvc door providing access to the garden.

First Floor

Landing

Carpeted. Door leading into:-

Bedroom One

9' 4" x 17' 4" (2.84m x 5.28m)

Front aspect double glazed window. Carpeted. Skirt boarding. Fitted double wardrobes. Power points. Wall mounted radiator.

Bathroom

Suite comprising panelled bath, low level Wc and wash hand basin. Tiling. Rear aspect double glazed window. Wall mounted radiator.

Second Floor

Landing

Bedroom Two

9' 4" max x 8' 2" max (2.84m max x 2.49m max)

Front aspect double glazed window. Carpeted. Skirt boarding. Power points. Wall mounted radiator.

Bedroom Three

6' 1" x 10' 5" (1.85m x 3.17m)

Rear aspect double glazed window. Carpeted. Skirt boarding. Power points. Wall mounted radiator. Eaves storage. Loft access.

Outside

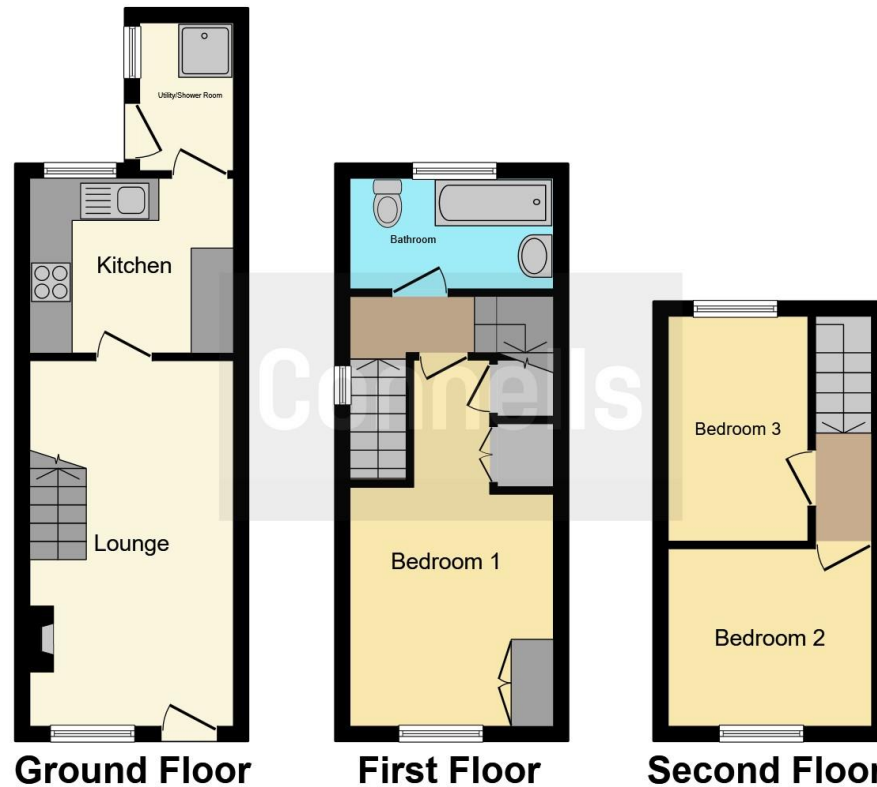
Southerly Rear Garden

Externally, the property benefits from a large Southerly facing aspect, offering a pleasant place to sit out in, especially during the warmer months.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

T 01305 770 333
E weymouth@connells.co.uk

84 St. Thomas Street
 WEYMOUTH DT4 8EN

EPC Rating: C Council Tax
 Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/WEY309537



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: WEY309537 - 0007