Instinct Guides You

Curtis Way, Weymouth
£260,000

- Two Double Bedrooms
- Westerly Aspect Garden
- Cloakroom & Family Bathroom
- Solar Panels Owned By Property
- Close To Amenities & Bus Route
- 2 Years Remaining Of NHBC Warranty
- Unique Gated Driveway Parking
- Modern Efficient Build

Registration No. 08079158 Directors Mr Wilson, Mr Tominey

Courtesy Notice Upon using WilsonTominey as selling agents ensure we are made aware of contractual obligations you may be under. We can then proceed accordingly.

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The Property Ombudsman

Wilson Tominey are delighted to present this well-appointed two-bedroom home, offering a stylish contemporary finish, a westerly aspect garden, solar panels, unique gated parking and a bright lounge/diner. With well-proportioned rooms throughout, it provides an efficient, modern home close to a range of local amenities.

The hub of the home is the generous lounge/diner positioned at the rear. Its dual-aspect design creates a bright, inviting space with flexibility for a variety of layouts and furnishings. Double doors open directly onto the garden, beautifully blending indoor and outdoor living. Adjacent, the contemporary kitchen offers ample worksurface and storage space, in built NEFF hob, microwave & oven and room for white goods, and enjoys a pleasant outlook over a small greenspace. A sizeable cloakroom completes the ground-floor accommodation.

Upstairs, both bedrooms are well-proportioned doubles with plenty of space for furnishings. Bedroom one is a particularly attractive room, illuminated by two windows that enhance the sense of space and light. Bedroom two is another comfortable double with a westerly aspect window.

The family bathroom is finished with sleek modern tiling and includes a bath with shower over, hand basin and WC. A useful storage cupboard on the landing adds further practicality.

The rear garden is a standout feature, differing from many on the estate. Large wooden gates frame the rear entrance and open onto secure driveway parking for two vehicles. The garden itself offers a patio adjoining the home—ideal for entertaining and enjoying the westerly aspect—leading to a generous cabin equipped with power & bike shed providing excellent versatility. A small lawn adds greenery and borders the parking area.

Lounge/Diner 16'2" x 11'3" (4.95 x 3.43)

Kitchen 9'6" x 7'2" (2.92 x 2.20)

Cloakroom 4'9" x 3'9" (1.46 x 1.16)

Bedroom One 12'9" x 9'3" (3.90 x 2.83)

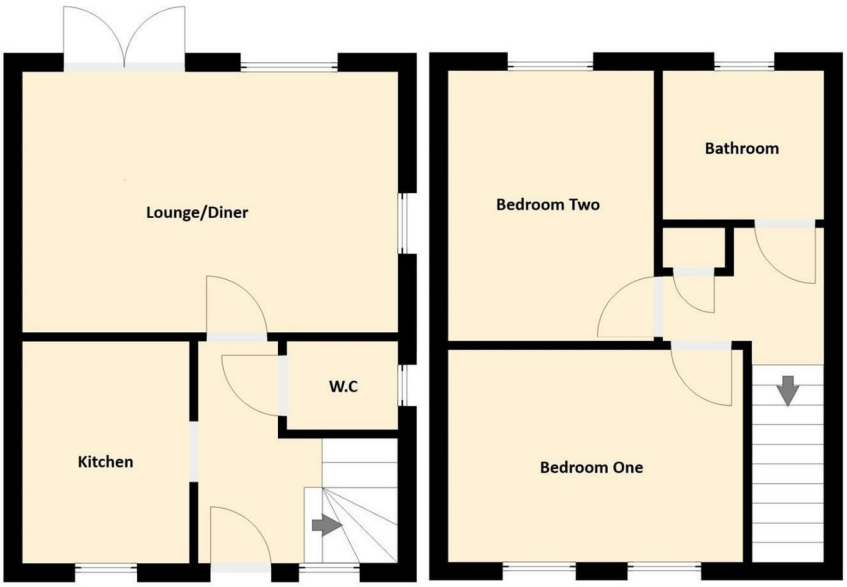
Bedroom Two 11'10" x 8'11" (3.61 x 2.72)

Bathroom 6'11" x 6'5" (2.13 x 1.98)

Garden Cabin 9'7" x 7'8" (2.94 x 2.34)

Estate Charge

The Vendor informs us there is an annual estate charge of £187.



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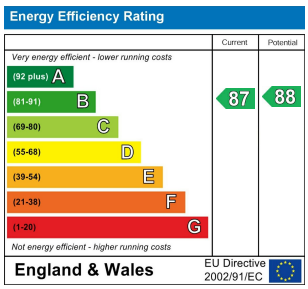

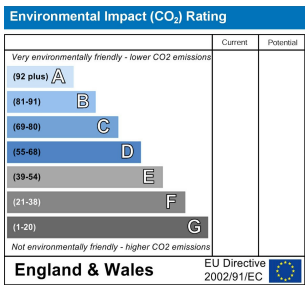

ld not be treated as a statement of the condition of any building, fixture or appliance. All measurements, floor plans and lease/ maintenance are approximate and not to be relied upon. Purchasers should make their own checks before relying on any of the information provided herein. * For double glazing and gas radiator heating, it is where specified.