Instinct Guides You



Lower St. Alban Street, Weymouth
£850 PCM

- Large Balcony
- One Bedroom Flat
- Long Term Let
- Lift Access
- EPC - C
- Town Center Location
- Available Now
- Open Plan Living Room/kitchen
- Well Presented
- Council Tax - B







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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

Situated within the distinctive Nautica development on Lower St. Alban Street in Weymouth, this modern one bedroom apartment benefits from a striking curved balcony, generous glazing and an elevated position that takes full advantage of its coastal setting. The location offers easy access to Weymouth's harbour, town centre amenities and the seafront, making it well suited as a main residence, second home or investment.

The apartment is entered via a central hallway which provides access to all principal rooms. The living room is positioned to the front of the building and features a wide expanse of windows and glazed doors that lead directly onto the balcony. This space enjoys excellent natural light and clear views across the surrounding area, with the balcony wrapping around the curved frontage and offering ample room for outdoor seating.

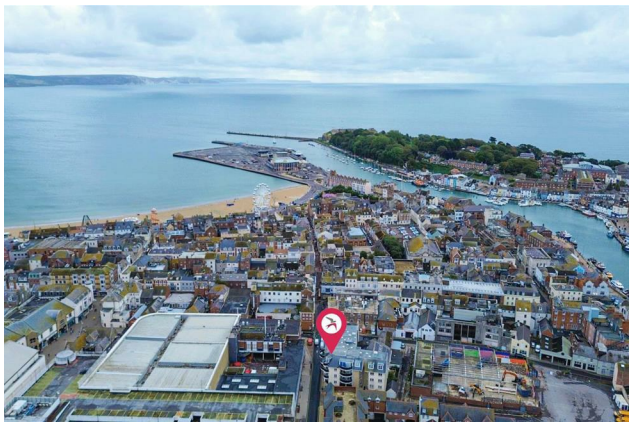
Open to the living area is the fitted kitchen, arranged along one wall and finished with a range of units, integrated appliances and tiled flooring. The layout allows for a practical separation between cooking and living while remaining sociable and open.

The bedroom is a well proportioned double, set to the front of the apartment and providing space for freestanding furniture. A large window allows in natural light while maintaining a sense of privacy. The bathroom is accessed from the hallway and is fitted with a modern white suite comprising a bath with shower over, wash basin and WC, finished with neutral tiling.

Overall, the apartment combines an unique layout with strong visual appeal, a private balcony and a central coastal location within one of Weymouth's recognisable contemporary developments.

EPC - C
Council Tax - B









Room Dimensions

Living Room/Kitchen 18'11">9'7" x 17'7">12'8" (5.78>2.94 x 5.36>3.87)

Bedroom 8'7" max x 18'5" max (2.63 max x 5.62 max)

Bathroom 7'8" x 6'5" (2.35 x 1.98)

Application Process

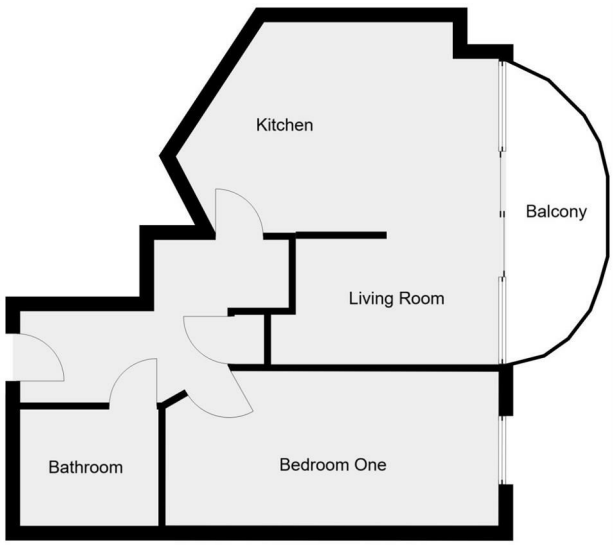
Due to the current high level of demand, we are asking all prospective tenants to submit an application form prior to viewing.

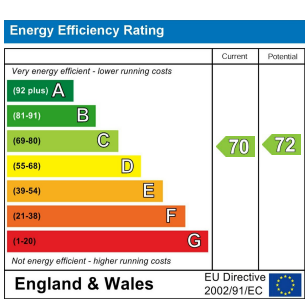
Once in receipt of an application, these will be sent to the landlord and they will shortlist those applicants to a select few, ensuring we are only conducting viewings with relevant parties.

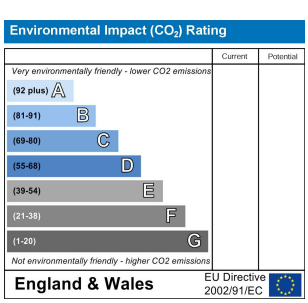
IMPORTANT: Prior to submitting an application, please conduct all other investigations to satisfy yourself with the property - a drive by of the location, viewing the virtual/ video tour (where available), studying the floor-plan/ measurements/ photos.

Please copy and paste the link below into your web browser if you would like an application:

www.wilsontominey.co.uk/application







Important Notice: Particulars are prepared for marketing purposes only and should 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.