



The Esplanade | Weymouth | Dorset | DT4 7AA

Offers Over £130,000

BEAUMONT  JONES

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Offered with no onward chain and sea views is this spacious one double bedroom ground floor flat located on Weymouth's Esplanade, directly opposite the beach and the town centre being just yards away. Located within a beautiful grade II listed character building and being share of the freehold this generous sized flat boasts a large open-plan living area with front aspect windows enjoying sea views, generous sized double bedroom with built-in cupboards and a separate shower room. Other benefits include high ceilings and original coving. This would make an excellent first time purchase/holiday home/let. Viewing is highly recommended to be appreciated.

- Spacious One Double Bedroom Ground Floor Flat
- Grade II Listed Within A Beautiful Character Building
- Spacious Open-Plan Living Area
- Share of The Freehold
- No Onward Chain
- Sea Views
- Directly Opposite The Beach
- Generous Sized Double Bedroom With En-suite Shower Room
- Excellent First Time Purchase/Holiday Home/Holiday Let

Full Description

Entrance into this beautiful character grade II listed building is via raised steps leading up to the main secure entrance leading into a communal hallway, flat 5 is located on the ground floor. Upon entering the flat you are welcomed by a spacious open-plan living area boasting high ceiling and original coving. Two front aspect sash windows enjoy sea views, the kitchen area has a row of eye and base level units with work surface over, integral oven with inset four ring electric hob and extractor fan over, integrated washing machine and under counter fridge. The living area has plenty of space for furniture and a dining table and chairs.



Set within a beautiful grade II listed character building offering sea views.



Wooden bi-foldable doors lead through to the generous sized double bedroom offering a rear aspect sash window, high ceiling, original coving, built-in wardrobe and open shelved storage. A door with steps down leads into a shower en-suite benefitting a shower cubicle, wash hand basin, low level WC, side aspect window and a cupboard houses the gas combo boiler.

Parking can be found on the road or within nearby car parks with permits available to purchase from the council.

Centrally located with all of Weymouth's picturesque destinations on the doorstep. Positioned on The Esplanade, directly opposite Weymouth's award-winning sandy beach. A short stroll away is the vibrant Hope Square with iconic Brewery building offering a great choice of bistros, restaurants and pubs. The town centre is also a short walk away, offering a good variety of shops, restaurants and cafes.

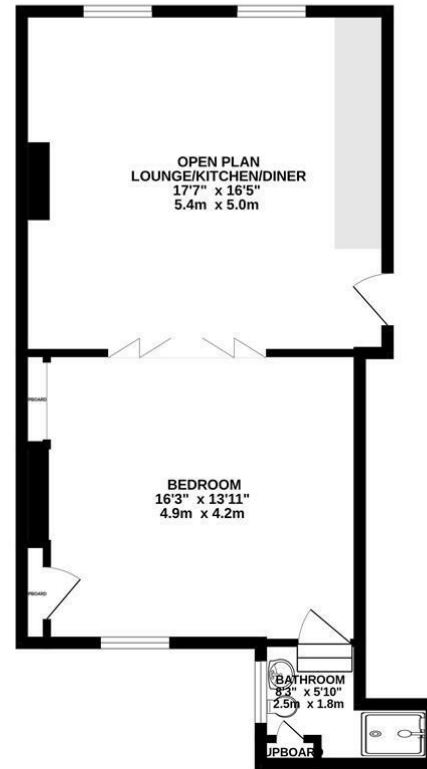
Rating Authority: - Dorset (Weymouth & Portland) Council.
Council Tax Band A. Services: - Mains gas, electric & drainage.

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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		75
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

GROUND FLOOR
544 sq.ft. (50.5 sq.m.) approx.



TOTAL FLOOR AREA: 544 sq.ft. (50.5 sq.m.) approx.
 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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We value more than your property