



Instinct Guides You



Dale Avenue, Weymouth  
£20,000



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Offered with no onward chain, this single garage—split from a property on Dale Avenue—provides excellent accessibility and versatility. Benefitting from vehicle access from both Grove Avenue and Ferndale Avenue, it offers convenient entry and exit in a quiet residential setting.

The garage measures 5.91m x 2.71m and features an up-and-over door, making it ideal for secure parking or practical storage.

Situated in the heart of Lodmoor, the garage enjoys a central position close to local amenities. It would serve well for housing a vehicle, storing water-sports equipment, or as an investment opportunity for additional storage space.

## Room Dimensions

Garage 19'4" x 8'10" (5.91 x 2.71)



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

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

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.