



Instinct Guides You



Lennox street, Weymouth Guide Price £220,000

- Recently Modernised
- Off Road Parking
- Two Double Bedrooms
- Spacious Accommodation
- Large Kitchen/Breakfast Room
- Decked Garden
- Moments From Beach
- No Onward Chain



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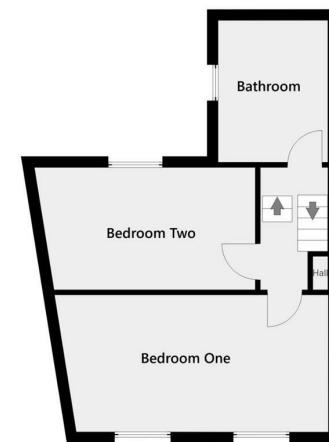
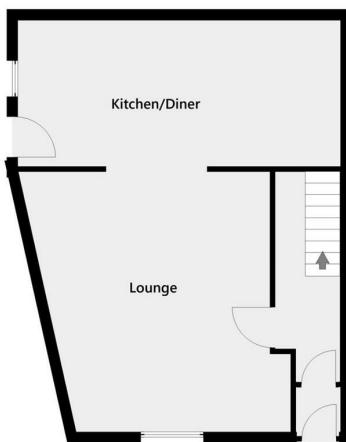
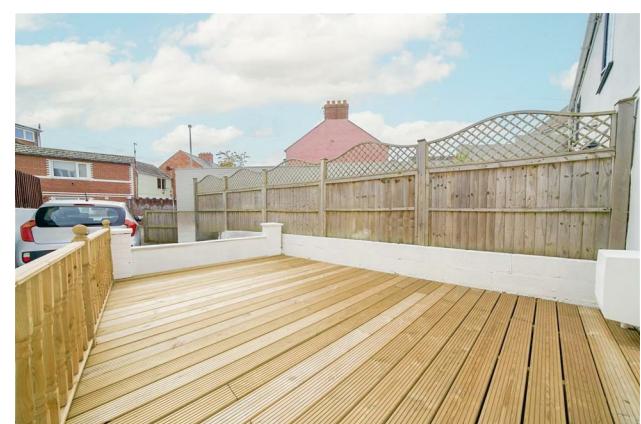
Situated within easy reach of Weymouth town centre, the beach, and a wide range of local amenities, this attractive two double bedroom home offers spacious and modern interiors complemented by a decked garden and the benefit of off-road parking*. Ideally positioned for convenient access to transport links and everyday facilities, the property presents an excellent opportunity for those seeking both comfort and practicality.

The entrance opens into a hall leading through to the principal reception space. The lounge is bright and generously proportioned, with front aspect windows allowing natural light to fill the room. From here, the layout flows through to the large kitchen/breakfast room at the rear of the property. The kitchen has been fitted with a range of contemporary units and includes some integrated appliances, space for white goods, tiled flooring and a feature skylight which enhances the sense of space and light. There is a breakfast bar seating area, with direct access out to the rear garden.

Upstairs, the landing connects to two double bedrooms and the main bathroom. Both bedrooms are well sized, with the principal bedroom positioned to the front of the house and the second bedroom overlooking the rear. The bathroom has been finished to a modern standard, with a corner shower enclosure, central ball and claw style roll top bath, wash basin and WC.

Externally, the property benefits from a private rear courtyard with a partial decked frontage enclosed by fencing, providing a low maintenance space for seating and outdoor use. In addition to the front, there is an off road parking available for a small vehicle.

This is a stylish and practical home, thoughtfully updated to provide a move-in ready opportunity in a desirable Weymouth location.



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			
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ 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 ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			