





Chickerell Road

Westham, Weymouth DT4 0RE

- End Terraced Family Home
- Front Aspect Lounge
- Separate Utility Room
- Double Glazing & Gas Central Heating
- Driveway & Garage to the Rear
- Three Well Proportioned Bedrooms
- Spacious Kitchen / Diner
- Family Bathroom
- Attractive Front & Rear Gardens
- No Onward Chain



Guide Price £280,000 Freehold







SUMMARY OF ACCOMMODATION

GROUND FLOOR

Entrance Porch

Entrance Hallway

Lounge
12'11" x 12'1"

Kitchen / Diner
19' max x 9'3" max

Inner Lobby

Utility Room
5'5" x 6'2"

Storage Room

FIRST FLOOR

Bedroom One
10' x 11'1" plus recess

Bedroom Two
12'7" max x 9'4" max

Bedroom Three
8'7" max x 9'3" max

Bathroom
6'4" x 5'3"

OUTSIDE

Front Garden

Rear Garden

Driveway & Garage

We are pleased to offer for sale this spacious family home situated in the popular residential location of Westham. The property is double glazed and benefits from gas central heating, a front aspect lounge, fitted kitchen / diner, separate utility room, lean to storage rooms, three bedrooms and a family bathroom. A garage and driveway are situated to the rear of the property.

The entrance porch gives access into the inviting reception hallway. A glazed door leads into the well proportioned lounge with a large double glazed window providing excellent natural light and a gas coal effect feature fireplace to the centre of the room. To the rear is the kitchen / diner, which spans the width of the property. The kitchen area is fitted with a range of matching eye level and base units as well as colour co-ordinated worktop surfaces. There is space for domestic appliances. The dining area enjoys a large double glazed window overlooking the rear garden. At the rear of the kitchen, a door leads to an inner lobby providing access to a utility room with additional cupboards and plumbing for a washing machine, storage rooms and door leading to the patio area.

The first floor offers a spacious landing area with a double-glazed window to the side aspect and access to the loft. Bedrooms one and three are situated to the front of the building with double glazed windows and built-in storage. Bedroom two, also a double bedroom, has the advantage of fitted wardrobes with a double glazed window overlooking the rear garden. The family bathroom comprises a WC, pedestal wash hand basin, panelled bath with shower attachment over and complementary tiling to the walls.

Externally, a large front garden is mainly laid to lawn with pleasantly planted borders. Access to the side of the house via a gate leads to the rear garden. The rear garden is easily maintained with a large patio and lawned area. A side gate leads to an independent driveway and detached garage.

The property is situated close by to local shops and amenities such as bus routes to surrounding areas and well regarded schools. The property is also a short drive to Weymouth town centre with its many shops, cafes, bars, restaurants, theatre and beaches.

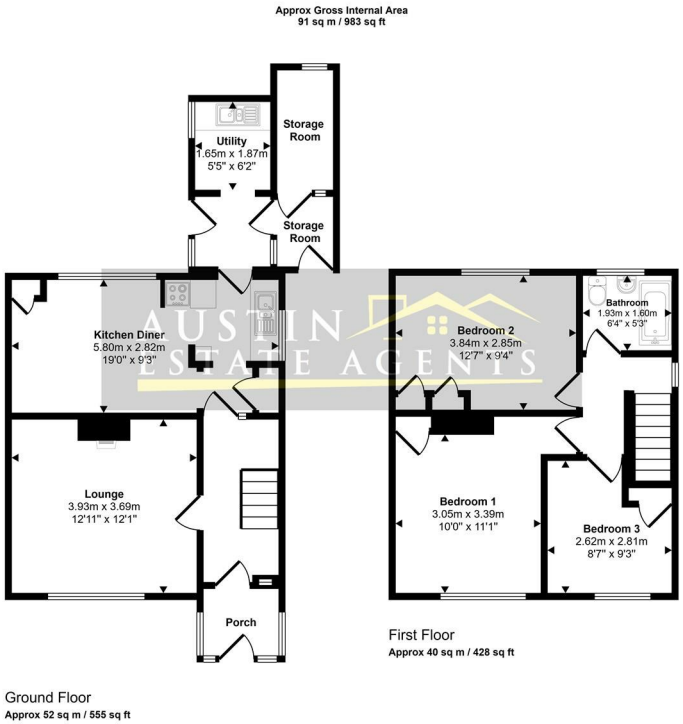
For further information, or to make an appointment to view, please contact Austin Estate Agents.







Local Authority **Dorset Council**
Council Tax Band **B**
EPC Rating **C**



This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.







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