



Instinct Guides You



Crown Street West, Poundbury, Dorchester £1,450 Per Month

- Available now
- Allocated Parking
- Ground Floor Apartment
- Private Front Entrance
- EPC: B
- Spacious Open-Plan Kitchen/Living Room
- Two Bathrooms including En-suite
- Step-free Access Both Front and Rear
- Premium Location
- Council Tax Band: C

Submit Your Application Today...

Head to www.wilsontominey.co.uk to complete our application form

[Complete Our Application Form](#)

All applications will be shortlisted for viewings. Once shortlisted, Wilson Tominey aims to be in contact within 7 working days.

Lettings & Property Management



Registration No. 08079158 Directors Mr Wilson, Mr Tominey

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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Situated within the highly regarded development of Poundbury, Dorchester, is this impressive two double bedroom ground floor apartment with level step free access, offered for sale with no onward chain. Enjoying its own private entrance, allocated parking and particularly spacious open plan living accommodation, the property also benefits from two bathrooms, including an en-suite shower room to the principal bedroom. The attractive architecture and convenient setting make this an excellent opportunity for those seeking a stylish home within this popular development.

The private entrance opens into a central hallway which provides access to each of the rooms. The standout feature is the superb open plan kitchen and living room, an exceptionally generous space measuring over 20ft in length and offering ample room for both comfortable seating and dining furniture. Two windows provide plenty of natural light, while the open arrangement creates an excellent sociable space.

The contemporary kitchen is incorporated neatly within the room and is fitted with an extensive range of matching wall and base units, contrasting work surfaces and integrated appliances, with plenty of preparation and storage space.

Bedroom one is a particularly generous double bedroom and benefits from its own en-suite shower room, fitted with a shower enclosure, WC and wash hand basin.

Council Tax Band: C
EPC: B

Room Dimensions

Living Room / Kitchen 20'3" x 12'0" (6.18 x 3.67)

Bedroom One 14'6" x 9'5" (4.42 x 2.89)

Bedroom Two 14'6" x 9'5" (4.42 x 2.89)

Application Process

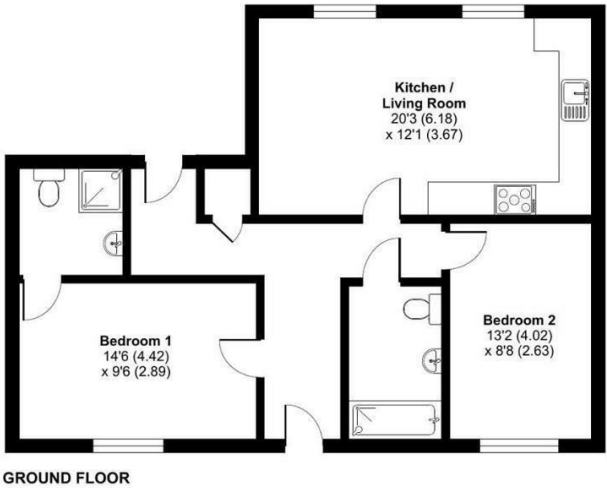
Interested in Applying?

Due to the high level of demand, all applicants are required to complete our online application form before a viewing can be considered.

Please submit your application via our website using the link below:

www.wilsontominey.com

Once your application has been received and reviewed, a member of our lettings team will contact you regarding the next steps. Please ensure all information provided is accurate and complete to avoid any delays in processing your application.



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 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		
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.