



Instinct Guides You



Glendinning Avenue, Weymouth £750 PCM

- Nearby Train Station
- Bright Open Plan Layout
- Close To Weymouth Beach
- Off Road Parking
- Council Tax Band: A
- Spacious Double Bedroom
- Skylight Natural Light
- Near Shops And Cafes
- Convenient Bus Links
- EPC: D



**Submit Your
Application
Today...**

Head to www.wilsonsominey.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.

WilsonTominey
PROPERTY & COASTLINE



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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Set close to the seafront and Weymouth town centre, this light and neatly presented top floor flat offers an appealing layout with a bright open plan living area, a well proportioned double bedroom and the benefit of off-road parking. The location provides excellent access to the beach, rail links and local amenities, making it suited to coastal living.

Entry leads into a hallway that flows directly into the lounge, a bright space enhanced by a pair of large skylights which introduce generous natural light. The room opens into the kitchen, fitted with modern white units, ample worktop space, an integrated oven and hob, and space for further appliances. The kitchen layout and finishes mirror those shown in the photographs, including the vaulted ceiling and feature skylights.

To the right of the lounge sits the bedroom, a comfortable double room with a large window providing an open outlook and plenty of daylight, as seen in the accompanying images. Positioned to the left of the hallway is the bathroom, arranged with a white suite comprising a bath with shower over, WC and wash basin, finished with neutral tiling.

Externally the building presents well, with a smart communal approach, and the property includes an allocated parking space.

EPC: D
Council Tax Band: A

Room Dimensions

Living Room/Kitchen 16'11">11'7" x 12'0" (5.18>3.54 x 3.68)

Bedroom 12'0" x 7'10" (3.66 x 2.41)

Bathroom 14'9" x 4'9" (4.52 x 1.46)

Application Process

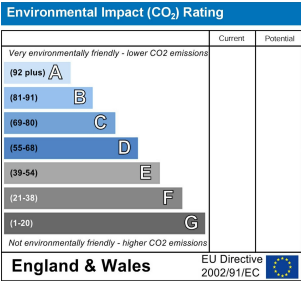
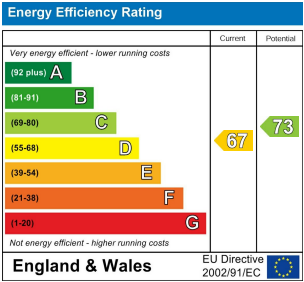
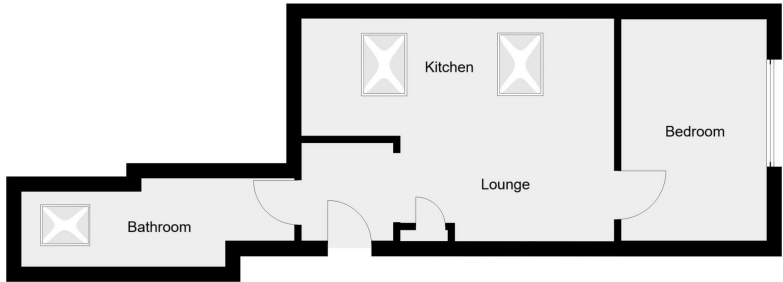
Due to the current high level of demand, we are asking all prospective tenants to submit an application form prior to viewing.

Once in receipt of an application, these will be sent to the landlord and they will shortlist those applicants to a select few, ensuring we are only conducting viewings with relevant parties.

IMPORTANT: Prior to submitting an application, please conduct all other investigations to satisfy yourself with the property - a drive by of the location, viewing the virtual/ video tour (where available), studying the floor-plan/ measurements/ photos.

Please copy and paste the link below into your web browser if you would like an application:

www.wilsonsominey.co.uk/application



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.