



Connells

The Anchorage Great George Street
Weymouth

The Anchorage Great George Street Weymouth DT4 7AR

for sale
£90,000



Property Description

Situated on the top floor of a popular retirement development in the heart of Weymouth town centre, this well-presented one-bedroom apartment which benefits from lift access, a secure entry system, and a range of excellent on-site facilities. Just a stone's throw from Weymouth's award-winning beach, with level walks to local amenities and transport links, this property offers the perfect coastal retreat.

The accommodation comprises a spacious lounge/diner with ample room for furnishings, providing a comfortable and welcoming space to relax. The separate kitchen features a good range of wall and base units, ample worktop space, and room for modern appliances. A large skylight adds to the bright, airy atmosphere.

The double bedroom is generously sized, with space for traditional bedroom furniture and a large window that floods the room with natural light. The bathroom includes a walk-in shower cubicle, wash basin, and WC.

Residents also benefit from a communal lounge, on-site house manager, laundry facilities, and a guest suite available to rent—ideal for visiting friends or family.

Entrance

Glazed upvc door leading into: -

Hallway

Cupboard housing water tank. Door to all rooms. Carpeted. Coving. Skirt boarding. Power points.

Living Room

16' 10" x 10' 2" (5.13m x 3.10m)

Rear aspect double glazed window. Phone entry system. Power points. Coving. Carpeted. Skirt boarding. Television point.

Kitchen

9' 6" x 5' 10" (2.90m x 1.78m)

Rear aspect double glazed Velux window. Fitted kitchen comprising wall and base units with worksurfaces over. Inset stainless steel sink drainer. Electric hob and oven with cooker hood over. Undercounter fridge freezer. Power points. Coving.



Bedroom

11' 9" x 9' 2" (3.58m x 2.79m)

Front aspect double glazed window. Coving. Carpeted. Skirt boarding. Power points.

Shower Room

Suite comprising low level WC, wash hand basin and walk in shower. Tiling. Extractor fan.

Communal Area

Communal lounge with views over the gardens. Laundry room.

Lease & Maintenance Charges

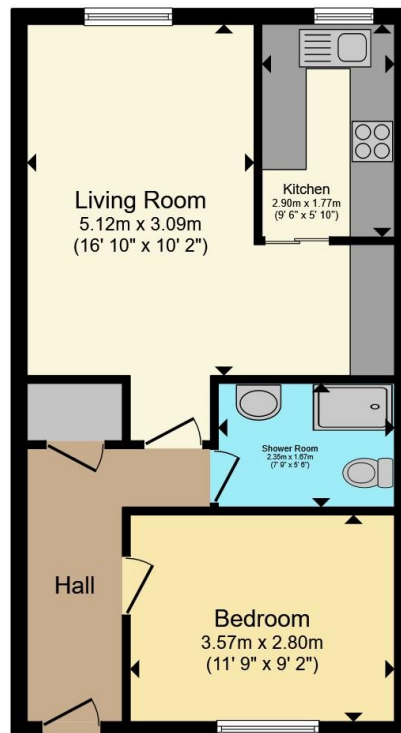
The vendor informs us that there is a 99 year lease which commenced in 1986, the ground rent is £360 PA, service charge half yearly is £1,853.

We recommend details are verified by your solicitor before incurring any additional costs.









Total floor area 46.8 m² (503 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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84 St. Thomas Street
 WEYMOUTH DT4 8EN

EPC Rating: D

Council Tax
 Band: A

Service Charge:
 3706.00

Ground Rent:
 360.00

Tenure: Leasehold

view this property online connells.co.uk/Property/WEY309865

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Jan 1986. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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