



Connells

Maunsell Avenue
Preston Weymouth



Property Description

Located in a quiet cul-de-sac in the popular Preston area, this immaculate three-bedroom detached home offers flexible living space and countryside views. Featuring a modern kitchen/diner, two reception rooms, garage, and driveway, it is ideal for those seeking comfort, space, and convenience.

A welcoming porch leads into a spacious hallway with a striking glass staircase and under-stairs storage. The bright dual-aspect lounge provides a relaxing living space, while a second reception room offers flexibility as a snug, dining room, or home office. The well-appointed kitchen/diner includes modern units, integrated appliances, and space for additional white goods, complemented by a downstairs cloakroom.

Upstairs are three bedrooms and a contemporary family bathroom. The two main bedrooms benefit from fitted wardrobes, with the front bedroom enjoying countryside views.

The third bedroom is ideal as a nursery, study, or single bedroom.

Outside, the low-maintenance rear garden features a patio, lawn, fishpond, and shed, with gated side access to the garage. The attractive front garden and driveway provide excellent kerb appeal and ample off-road parking.

Accommodation

Ground Floor

Entrance Porch

Upvc double glazed sliding door to the porch.
Door to hallway

Entrance Hallway

Upvc window to side. Upvc door to hallway.
Wall mounted radiator. Understairs storage cupboard. Stairs to first floor

Cloakroom

Rear aspect upvc window. Suite comprising WC, and vanity unit. Heated towel rail.

Lounge

21' 8" x 11' 6" (6.60m x 3.51m)

Front aspect double glazed window overlooking front garden, Triple aspect double glazed windows, Two wall mounted radiators, Television point.

Dining Room / Snug

12' 2" x 9' (3.71m x 2.74m)

Rear aspect room with double glazed doors leading to rear garden, wall mounted radiator, power points, TV point.



Kitchen

14' 5" x 8' 6" (4.39m x 2.59m)

Rear aspect upvc window and door to rear garden. Wall mounted radiator. Cupboard housing combi boiler. Fitted kitchen with a range of wall and base units incorporating a stainless steel sink drainer with worksurfaces over. Electric oven and gas hob. Integrated microwave, dishwasher and washing machine. Space for fridge freezer

First Floor

Landing

Doors leading to all bedrooms, door leading to bathroom.

Bedroom One

12' 2" x 10' 2" (3.71m x 3.10m)

Rear aspect upvc double glazed window. Fitted wardrobe. Wall mounted radiator

Bedroom Two

13' 9" x 11' 2" (4.19m x 3.40m)

Front aspect upvc window. Wall mounted radiator. Fitted wardrobes.

Bedroom Three

7' 7" x 6' 3" (2.31m x 1.91m)

Side aspect upvc window. Loft hatch and loft is fully boarded.

Bathroom

Rear aspect upvc double glazed window. Suite comprising panel enclosed bath with shower over, WC and vanity unit. Heated towel rail.

Outside

Front Garden

Side gate to rear garden. Driveway for at least three cars

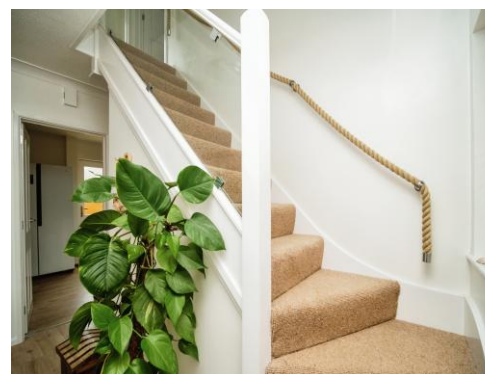
Rear Garden

Fully enclosed rear garden with mature shrubs and trees. Laid to lawn and patio area for dining. Outside tap. Access to garage

Garage

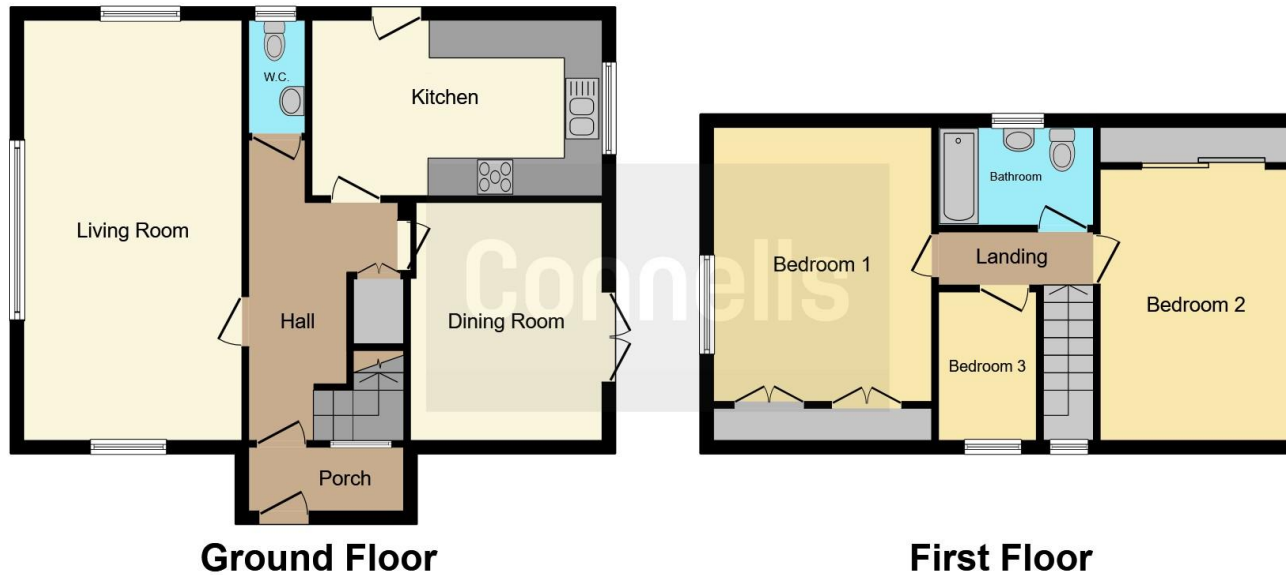
17' x 8' (5.18m x 2.44m)

Up and over door. Power and light









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EPC Rating: C Council Tax
 Band: D

Tenure: Freehold

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Property Ref: WEY309814 - 0004