

DIRECT



MOVES



Avenue Road **, Weymouth DT4 7JH**

- First floor apartment
- Two double bedrooms
- Lounge/diner
- Share of Freehold with 999 year lease from new
- No forward chain
- Ideal holiday let
- <https://www.holidaycottages.co.uk/cottage/93560-billabong--weymouth>
- Allocated parking
- Walking distance to Weymouth beach
- Communal garden

Offers In Excess Of £195,000 Share of Freehold





Apartment Entrance & Kitchen/Breakfast Room

Upon entering the apartment, you're welcomed into a bright kitchen/breakfast room situated at the rear of the property. This well-appointed space features a double-glazed window overlooking the communal garden, a range of eye- and base-level units with complementary work surfaces, and spaces for a washing machine and oven. An integrated fridge freezer, hob with extractor hood, and partial wall tiling complete the functional design. Ceiling lighting and a wall-mounted electric radiator provide comfort and practicality. Doors lead to the lounge and inner hallway.



Lounge

A spacious front-aspect lounge with a large double-glazed bay window allows for plenty of natural light, making it an ideal area for both relaxation and dining. Features include ceiling lighting, a wall-mounted electric radiator, BT and TV points. A door leads through to Bedroom Two.

Bedroom Two

This front-facing double bedroom offers a large double-glazed window, ceiling lighting, a wall-mounted electric radiator, and a built-in cupboard housing the fuse board.

Inner Hallway

The hallway provides access to the bathroom and main bedroom. A side-aspect, obscured double-glazed window offers natural light while maintaining privacy. Fitted with ceiling lighting.

Shower Room

Modern and fully tiled, the shower room includes a corner shower cubicle with sliding doors, a pedestal wash hand basin, and a high-level WC. Additional features include a heated towel rail and an extractor fan.

Bedroom One

Located at the rear, this spacious master bedroom benefits from a double-glazed window overlooking the communal garden. Currently accommodating a king-size bed, the room also features a wall-mounted electric radiator and ceiling lighting.

External Features

Allocated parking space at the front of the property

Communal rear garden, fully enclosed with fencing, offering shared access for residents

Additional shed space and washing line area

Disclaimer

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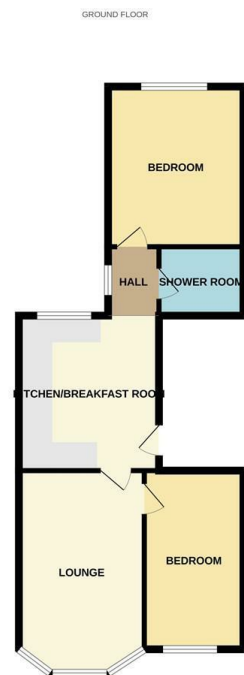
NB

This property is currently used as a successful holiday let. For further details, including availability, please refer to attached listing.

<https://www.holidaycottages.co.uk/cottage/93560-billabong--weymouth>



Local Authority
Council Tax Band **A**
EPC Rating **E**



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of plots, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given.
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