

The logo for Symonds & Sampson is located in the top center of the image. It consists of the company name in a white serif font on a dark green rectangular background. The text is arranged with 'Symonds' on the top line and '& Sampson' on the bottom line, with a thin yellow horizontal line separating the two lines of text.

Symonds
& Sampson

The address '30 Gentian Way' is displayed in a large, white, serif font at the bottom center of the image. The text is set against a dark green background that matches the bottom of the page.

30 Gentian Way

The location 'Preston Downs, Weymouth' is written in a smaller, white, serif font directly below the address. The text is centered and set against the same dark green background.

Preston Downs, Weymouth

30 Gentian Way

Preston Downs

Weymouth

DT3 6FH

An immaculately presented modern terraced house attractively situated at Preston Downs enjoying a private westerly facing enclosed garden, two allocated car parking spaces and attractive open views to the front over surrounding hills.



- Beautifully presented modern terrace house
 - Three bedrooms with master en-suite
 - Sitting room and kitchen/dining room
 - Downstairs cloakroom
- Enclosed private westerly facing rear garden
- Two allocated parking spaces to the rear
 - No chain

Guide Price **£325,000**

Freehold

Poundbury Sales
01305 251154

poundbury@symondsandsampson.co.uk



THE PROPERTY

Built in 2017 this attractive family home is situated on the popular Preston Downs development. The well proportioned interior has an entrance hall, cloakroom and door to the sitting room with stairs to the first floor. The kitchen/dining room is attractively fitted with a range of wall and floor cupboards with integrated fridge/freezer, electric oven and four ring gas hob. French doors to the rear open onto an enclosed rear garden. On the first floor, the landing has an airing cupboard and access to loft space. There are three bedrooms with two bedrooms being double rooms with the main bedroom having an en-suite shower room. The family bathroom is well appointed with bath and shower attachment.

OUTSIDE

There is an enclosed, private rear garden which enjoys a favoured westerly facing aspect. Immediately adjoining the rear is a paved sun terrace with steps up to an area laid to astro turf with attractive shrub borders and timber garden shed. A pedestrian gated rear access leads to a brick paved hardstanding with allocated car parking for two vehicles.

SITUATION

The property is situated in the popular Preston Downs

development on the north eastern outskirts of Weymouth. There is an excellent range of amenities nearby including chemists, doctor's surgery, newsagents, post office, garden centre, hairdressers, a variety of food takeaways and bus stops.

The county town of Dorchester has a great selection of both independent and national retailers, well regarded schools, choice of cinemas and restaurants and a couple of museums, whilst the seaside town of Weymouth again boasts great shopping and has an award winning sandy beach, marina and picturesque old harbour. Weymouth also provides the opportunity to enjoy a range of sailing and water sport activities and walks along the Jurassic Coastline.

Both Weymouth and Dorchester also provide main line rail links to London Waterloo and Bristol Temple Meads.

DIRECTIONS

What3words ///creeps.pressing.expecting

SERVICES

Mains gas, electric, water and drainage.
Gas fired central heating system.

Broadband- Ultrafast broadband is available
Mobile phone coverage- It is reported that you are likely to have network coverage for both indoors and outdoors
(Information from <https://www.ofcom.org.uk>)

Local Authority
Dorset Council Tel: - 01305 251000
Council Tax Band D

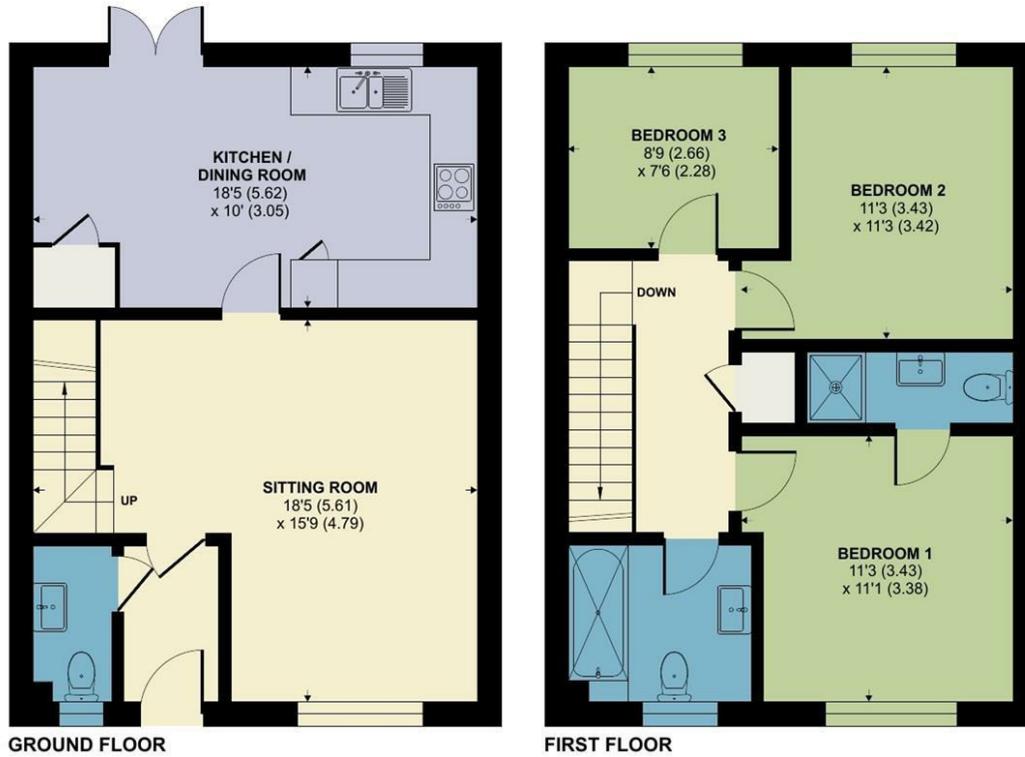




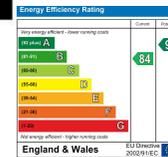
Gentian Way, Weymouth

Approximate Area = 964 sq ft / 89.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Symonds & Sampson. REF: 1433527



Poundbury/DW/25.3.26



01305 251154

poundbury@symondsandsampson.co.uk
Symonds & Sampson LLP
Arch Point House, 7 Queen Mother Square,
Poundbury, Dorset DT1 3BY



Important Notice: Symonds & Sampson LLP and their Clients give notice that: 1. They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the properties have all necessary planning, building regulation or other consents and Symonds and Sampson LLP have not tested any services, equipment of facilities. 3. We have not made any investigation into the existence or otherwise of any issues concerning pollution of the land, air or water contamination and the purchaser is responsible for making his/her own enquiries in this regard. 4. The property is sold subject to and with the benefit of all existing wayleaves, easements and rights of way whether public or private, specifically mentioned or not. The vendors shall not be required to define any such rights, privileges or advantages.

SALES | LETTINGS | AUCTIONS | FARMS & LAND | COMMERCIAL | NEW HOMES | PLANNING & DEVELOPMENT