




Maitland Close
Weymouth, DT3 6GP

 4  2  1  A

£499,950 Freehold



Maitland Close

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- Detached
- Garage
- Off Road Parking
- Kitchen/Diner
- Two Bathrooms
- Utility Room
- Cloakroom
- 10 Year NHBC Warranty With 2 Year Emergency Cover
- Hi Specification Finish
- Solar Panels





BRAND NEW FOUR BEDROOM DETACHED HOME – GARAGE, SOLAR PANELS AND A 10 YEAR NHBC WARRANTY - ASK DEPOSIT CONTRIBUTION - PRIME LOCATION WEYMOUTH!

Be the first to own this stunning four bedroom detached home at the highly sought-after Bincombe Park development. Finished to an exceptional specification, this energy-efficient home features solar panels, a stylish contemporary interior, ground floor cloakroom, garage, and off-road parking — all backed by a 10-year NHBC warranty for complete peace of mind.



Perfectly positioned, Bincombe Park offers modern living just moments from Weymouth's beautiful beaches and the breathtaking Dorset World Heritage Coast. With countryside walks, charming nearby towns, and excellent transport links on your doorstep, this is coastal living at its finest.

Ideal for growing families, or downsizers — secure your brand new home today.



Entering the property, the welcoming hallway provides access to the lounge, kitchen diner, cloakroom and a generous understairs storage cupboard — ideal for coats, shoes and everyday essentials. The lounge is a well-proportioned and inviting space, with a large front bay window, allowing plenty of natural light to flood the space. The kitchen diner is stylishly fitted with a Symphony kitchen, complemented by laminate worktops, a rangemaster Glendale sink and a stainless steel splashback. Integrated appliances include a Bosch double oven, Bosch 5 burner steel gas hob with chimney hood, an Electrolux fridge freezer and dishwasher. LED under cupboard lighting provides a touch of luxury. The dining area offers ample space for family meals and entertaining with French doors opening to the rear garden. The utility room adds further appeal with another sink option and plumbing for a washing machine. A convenient cloakroom and excellent understairs storage complete the ground floor accommodation.



Ascending to the first floor, there are four bedrooms and the family bathroom. The principal bedroom is a comfortable double and benefits from its own ensuite shower room, fitted with a Mira minimal ERD chrome shower and heated towel rail. Bedrooms two and three are further doubles, while bedroom four is a well-sized single, ideal as a nursery, home office or guest room.

The family bathroom comprises a bath with shower over, vanity wash hand basin, dual fuel chrome towel radiator, shaver socket and W.C., finished in a modern style.

Externally, the rear garden is predominantly laid to lawn and enclosed by high fencing, offering a good degree of privacy. A single garage is attached to the property with power and lighting, along with off-road parking for up to two vehicles, completes this highly desirable home.



Lounge
14'6 max x 11'1 (4.42m max x 3.38m)

Kitchen/Diner
16'8 x 12'5 max (5.08m x 3.78m max)

Utility Room
10'0 x 4'0 max (3.05m x 1.22m max)

Cloakroom
6'10 max x 4'0 (2.08m max x 1.22m)

Bedroom One
14'6 max x 11'1 (4.42m max x 3.38m)

Bedroom Two
12'7 max x 10'4 (3.84m max x 3.15m)

Bedroom Three
9'6 x 9'1 max (2.90m x 2.77m max)

Bedroom Four
10'4 x 7'10 max (3.15m x 2.39m max)

Bathroom
9'1 max x 6'7 (2.77m max x 2.01m)

Ensuite
8'0 x 5'11 max (2.44m x 1.80m max)

Dorchester Additional Information

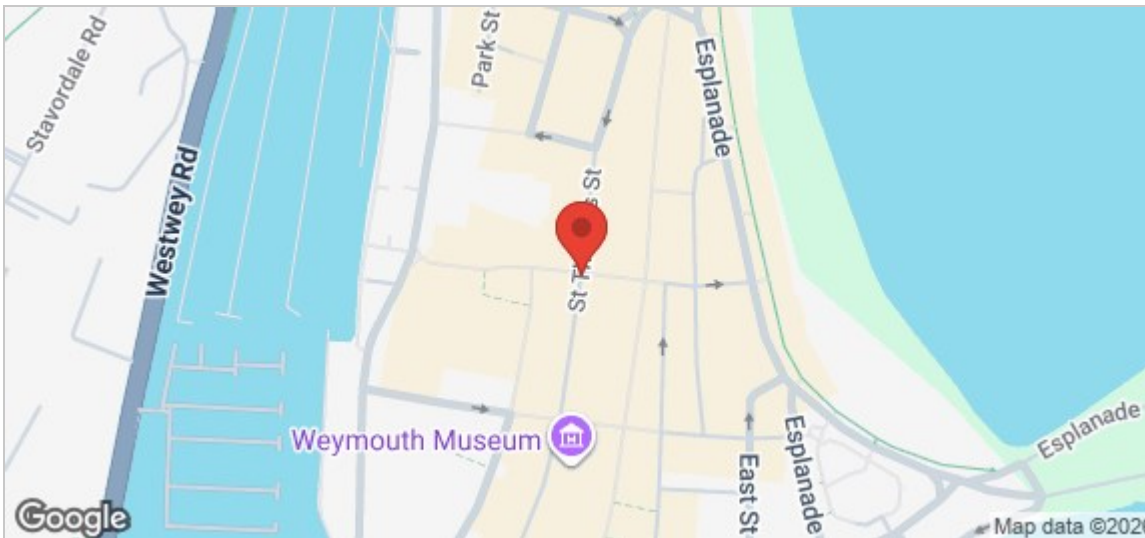
We have been informed by the site that all homes at Bincombe Park are subject to an Estate Charge of £181.95 per plot, per annum.

Property type: Detached
Property construction: Standard
Mains Electricity
Mains Water & Sewage: Supplied by Wessex Water
Heating Type: Gas Central Heating

Broadband/Mobile signal/coverage: For further details please see the Ofcom Mobile Signal & Broadband checker. checker.ofcom.org.uk/

Dorchester Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents, property construction, services, & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		93	93
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-36) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-36) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	