



Verne Common Road

Portland, DT5 1EJ



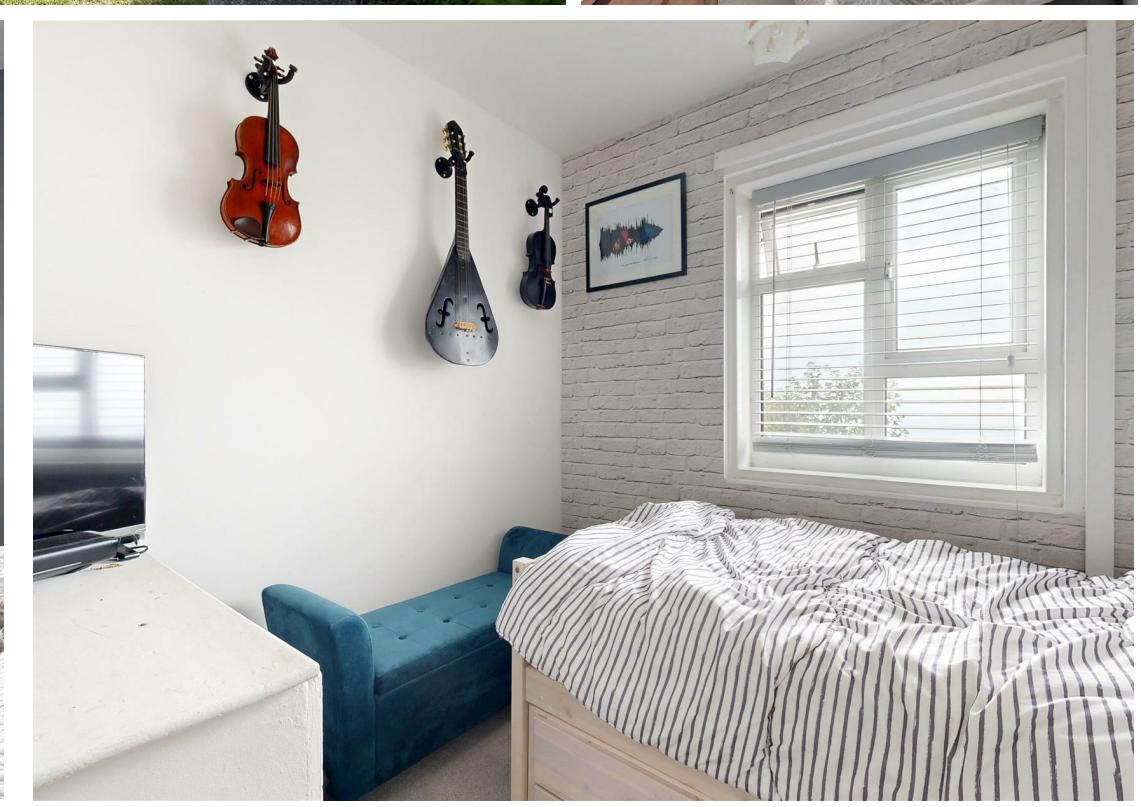
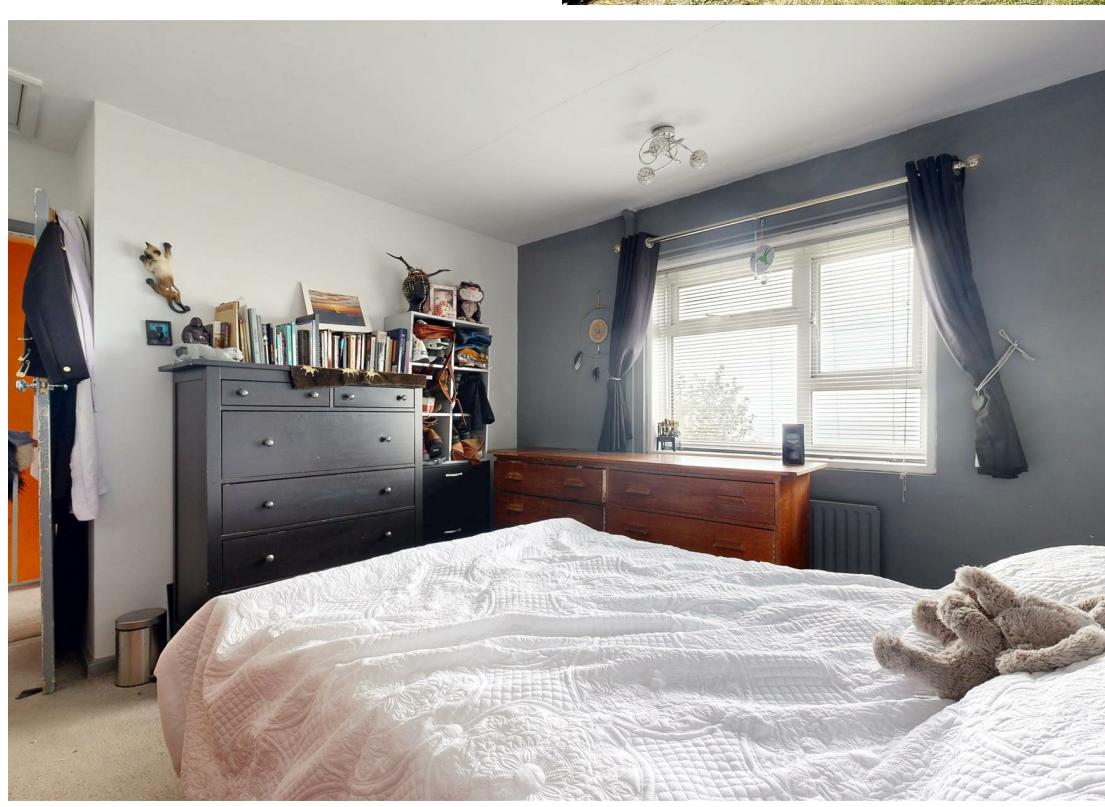
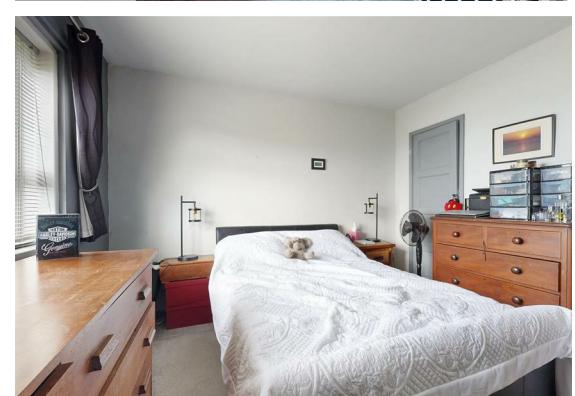
Guide Price
£190,000 Freehold

Hull
Gregson
Hull

Verne Common Road

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- Stunning Sea Views
- Three Bedroom Semi-Detached Home
- Three Well-Proportioned Reception Rooms
- Living Room with Feature Stone Fireplace
- Beautiful Log Burner
- Spacious Front And Back Garden
- Ground Floor WC
- Light and Airy
- Short Stroll to Chesil Beach
- Viewings Highly Advised





This SEMI-DETACHED, THREE/POTENTIAL FOR FOUR BEDROOM home located on Verne Common Road, featuring, three reception rooms, MODERN BATHROOM and a PRIVATE GARDEN. The property offers flexible living with SEPARATE LOUNGE and DINING ROOM, a ground floor toilet and a spacious STUDY. The property is also surrounded with STUNNING VIEWS towards the COAST.



Beyond the front lawn, you find yourself at the property entrance. You step into a bright, sunny porch with the perfect amount of space to keep your shoes and hang up your coats. You are presented with the front door, which takes you into the hallway. The room contains a staircase ascending to the first floor, which provides a lovely amount of space underneath.

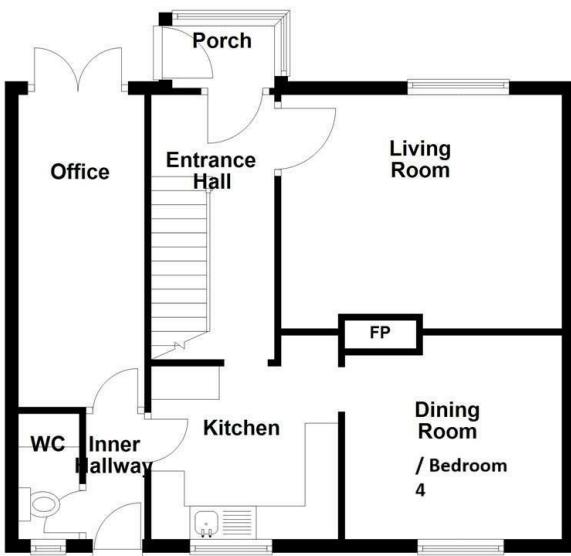
The sizeable, cosy, living room is presented with a beautiful log burner, surrounded by a light grey stone mantelpiece and currently hosts a lovely sized corner sofa - creating the perfect space to relax in of an evening.

As you follow the hallway, you are taken into the beautifully bright kitchen, looking out into your garden. The kitchen comprises modern cream cabinets with red stone-effect worktops over, with integrated electric hob and oven and some room for freestanding appliances. To the left of the kitchen, you have an archway that takes you into a brightly coloured, spacious dining room. The room provides plenty of space for sizeable dining table to enjoy the conveniences of family life.

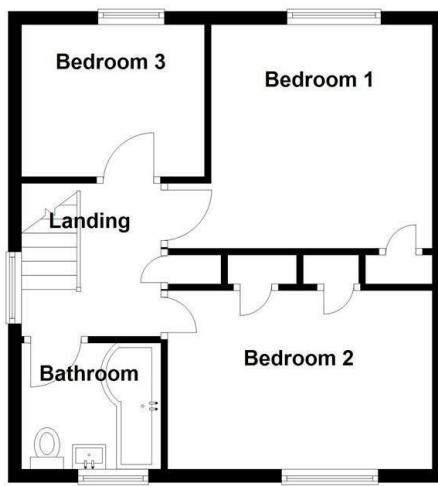


As you go through the kitchen leading to the garden. You have a lovely, spacious office space for plenty of books or arts and crafts. One of the standout features of this property is the expansive front and back gardens, which offer a wonderful opportunity for outdoor enjoyment.

Ground Floor



First Floor



Living Room

13'10" x 11'6" (4.23m x 3.52m)

Kitchen

9'3" x 10'0" (2.82m x 3.05m)

Dining Room

10'7" x 10'0" (3.25m x 3.07m)

Office

6'2" x 15'5" (1.90m x 4.70m)

Bedroom One

10'11" x 11'5" (3.33m x 3.48m)

Bedroom Two

8'6" x 13'7" (2.61m x 4.15m)

Bedroom Three

7'10" x 9'0" (2.41m x 2.75m)

Bathroom

5'6" x 6'9" (1.70m x 2.06m)

Additional information

The following details have been provided by the vendor, as required by Trading Standards. These details should be checked by your legal representative for accuracy.

Property type: Semi-Detached

Property construction: None Standard Construction

Mains Electricity

Mains Water & Sewage: Supplied by Wessex Water

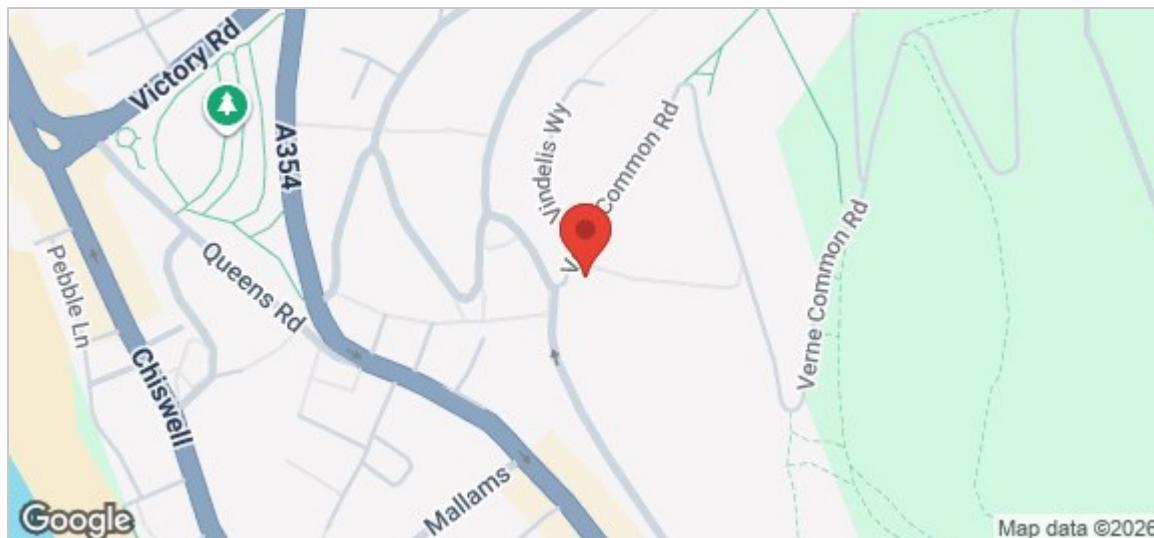
Heating Type: Gas Central Heating

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

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 firms 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			
(92-100)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(30-54)	E		
(21-29)	F		
(10-00)	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			
(92-100)	A		
(81-91)	B		
(70-80)	C		
(55-69)	D		
(30-54)	E		
(21-29)	F		
(10-00)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	