



Croft Road
Portland, DT5 2HH



Asking Price
£230,000 Freehold



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- Two / Three Bedroom End Of Terraced House
- Tarmac Driveway for Two Cars
- Low Maintenance Rear Garden
- Pleasant Rear Outlook over Fields
- Extended, Modern Kitchen with Ample Space for Appliances
- Double Doors from Lounge Diner to Garden
- Ground Floor Bedroom, Currently Utilised as Office
- Short Stroll to Coastal Walks
- Modern Fitted Bathroom
- Entrance Porch





A WELL PRESENTED, TWO / THREE BEDROOM HOME, which would make an IDEAL STARTER property. The property has had a MODERN FAMILY BATHROOM which was RECENTLY UPDATED, and also benefits from: a WELL-PRESENTED, LANDSCAPED REAR GARDEN with access out to COASTAL WALKS, EXTENDED KITCHEN and DRIVEWAY for TWO CARS.



As you step through the front porch, you're welcomed into a bright living room with dual aspect glazing allowing ample light to flood in from the southerly front aspect.



From the rear of the lounge, a doorway leads directly into the extended, modern kitchen, thoughtfully positioned at the rear of the property with a functional layout, it offers a perfect space for preparing meals while staying connected to the rest of the household.

Also on the ground floor, you'll find the garage conversion— a versatile space that could serve as a comfortable guest bedroom, a private home office, or even a playroom depending on your needs.

Heading upstairs, the first floor offers two generously sized bedrooms. Bedroom one, the largest, stretches across the front of the property, providing ample room for wardrobes and furnishings.

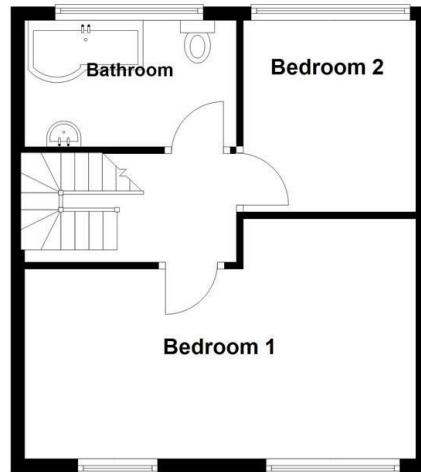
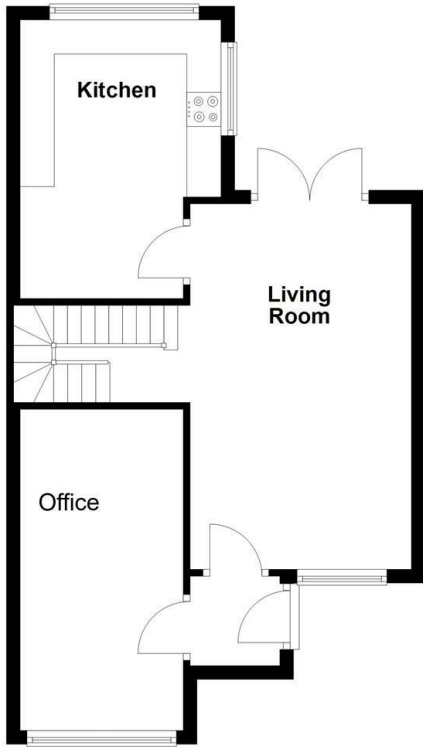
Bedroom two is equally well-proportioned, offering flexibility as a double bedroom, nursery, or study.

Completing the upstairs is the family bathroom, fitted with a P shaped bath, basin, and WC.

To the rear is a low maintenance rear garden which has an initial patio area and raised level of faux grass bordered with a railway sleeper. The garden is fence enclosed with a rear gate, which boasts access out to coastal walks.

This home is ideal for those looking for a practical layout with scope to personalise. With its well-planned use of space across two floors, it's perfectly suited to family life or first-time buyers seeking comfort and flexibility.





Lounge Diner
19'10" x 10 max (6.05m x 3.05m max)

Kitchen
8'11 max x 11'4 max (2.72m max x 3.45m max)

Office
15'7 x 7'10 (4.75m x 2.39m)

Bedroom One
16'3 x 11'1 max narrowing to 7' (4.95m x 3.38m max narrowing to 2.13m)

Bedroom Two
8'8 x 9'10 (2.64m x 3.00m)

Bathroom
6'2 x 9'3 (1.88m x 2.82m)

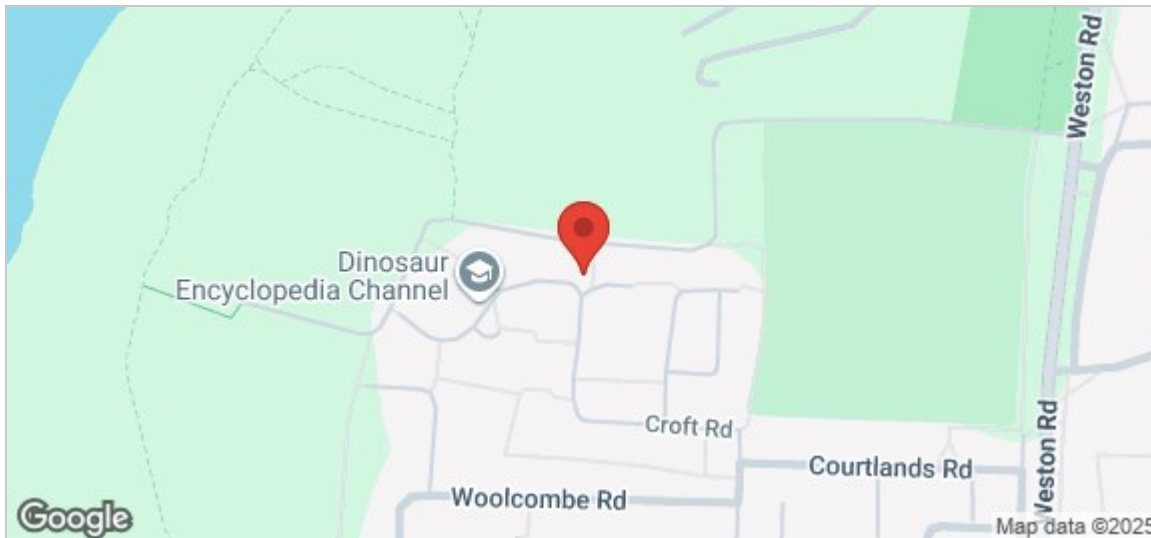
Additional information

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: End Terrace
 Property construction: Standard
 Mains Electricity
 Mains Water & Sewage: Supplied by Wessex Water
 Heating Type: Gas
 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 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) 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			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	