



**Grove Road**  
Portland, DT5 1DS



**Asking Price**  
**£20,000 Freehold**





## Grove Road

Portland, DT5 1DS

- **\*\* Rare Opportunity \*\***
- Stone Built Garage with Pitched, Slate Roof
- Additional Storage Level Accessed via a Ladder
- Quiet Location
- Investment Opportunity
- Well-Proportioned Single Garage
- Great Addition to a Local Residence
- Freehold
- Sought-After Residential Location ~ Easton / Grove Corner, Portland
- Moment from Easton Square



A RARE OPPORTUNITY to acquire a STONE BUILT, FREEHOLD GARAGE in a block with STORAGE LEVEL.

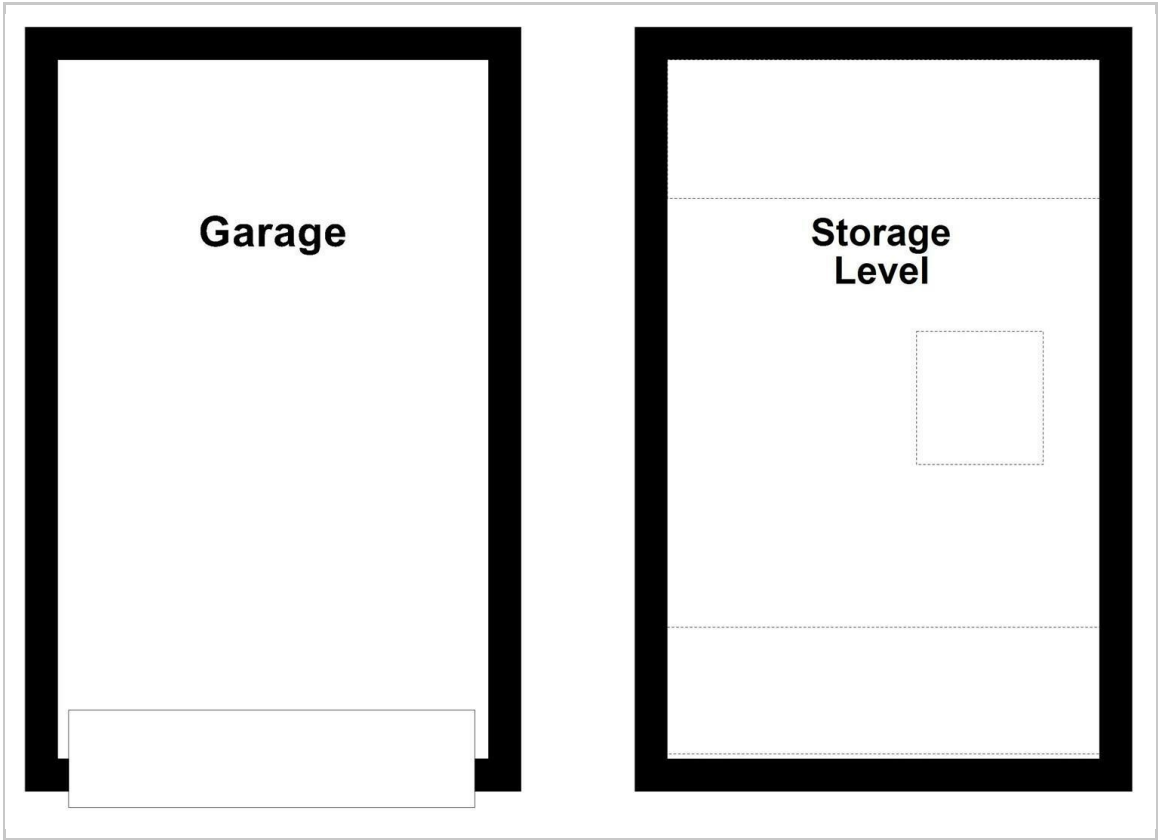
The garage is situated closely to the highly sought-after residential location of Easton, Portland close to local amenities. It presents an excellent investment opportunity or a great addition to a local family home.

Please note, the property doesn't have any electricity however the owner advises other garages in the block do have solar panels to the rear.

The vendor advises us the unit was formerly a barn, which is the reason for the aesthetic, Portland Stone façade.

Viewings come highly advised to appreciate the offering.





Garage, Ground Level

8'10" x 19'3" (2.7m x 5.87)

Garage Attic Space

8'11" x 18'9" (2.73 x 5.74)

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: Garage  
Property construction: Concrete Construction  
Heating Type: N/A

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 <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
England & Wales		EU Directive 2002/91/EC