



Instinct Guides You



Grove Terrace, Weymouth £270,000

- No Onward Chain
- Two Double Bedrooms
- Recently Installed Solar Panels & Battery Storage
- Off Road Parking
- Open Plan Living/Dining Room
- Close To Amenities & Town Centre
- Charming Terrace Row Set Back Main Road
- Contemporary Kitchen & Bathroom
- Utility & Cloakroom
- Bright & Airy End Of Terrace Home



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Welcome to Grove Terrace — a charming and characterful home tucked just off Cromwell Road, moments from the town centre and a wide range of amenities. This delightful terrace benefits from off-road parking for two vehicles, an open-plan living and dining area, and a rear extension providing a useful utility space and cloakroom. The property is offered with no onward chain.

Set within a small row of houses, the home enjoys both pedestrian access from the front and vehicular access to the rear.

Inside, a practical vestibule provides handy storage before opening into the spacious open-plan lounge/dining room. This inviting area offers ample room for a variety of furnishings and allows great versatility in layout.

The kitchen features a range of fitted cabinetry along with built-in appliances. It flows seamlessly into a compact utility space, adding further convenience to the ground floor. A cloakroom completes the downstairs accommodation.

To the first floor are two double bedrooms and the family bathroom. Bedroom One is a generous double spanning the full width of the property. Adjacent, Bedroom Two is also a comfortable double with pleasant views over the rear garden. The family bathroom has been finished to a high standard, comprising a shower cubicle, bath, hand basin and W.C., all set against contemporary tiling with a stylish brick-effect feature wall.

The rear garden is a good size and begins with a covered patio adjoining the house — a sheltered and enjoyable space for outdoor dining or entertaining. The garden continues on a level plot with a lawn bordered by planting, leading to a large insulated cabin at the far end, offering excellent versatility for work, hobbies or storage. Beyond this, there is parking for two vehicles.

The current owners have improved the property by adding solar panels on all three aspects of the house, along with battery storage.



Kitchen 10'0" x 6'8" (3.06 x 2.04)

Lounge/Dining Room 21'9" max x 14'0" max (6.63 max x 4.29 max)

Utility 6'2" x 4'5" (1.89 x 1.37)

Cloakroom 6'2" x 2'9" (1.89 x 0.86)

Bedroom One 14'2" x 10'3" (4.33 x 3.14)

Bedroom Two 10'11" x 8'10" (3.34 x 2.71)

Bathroom 9'8" x 6'2" (2.96 x 1.89)

Garden Cabin 8'11" x 8'3" (2.73 x 2.54)



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	

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