



Instinct Guides You



Greys Field, Chickerell With EN-SUITE, GARAGE & DRIVEWAY £355,000

- Three Double Bedrooms
- En-Suite
- Utility Room
- Grey's Field, Chickerell
- Driveway & Garage
- Brand New Home
- NHBC Warranty
- Southerly Garden
- Close To Schools, Amenities & Walks
- Kitchen/ Diner



Registration No. 08079158 Directors Mr Wilson, Mr Tominey

Courtesy Notice Upon using WilsonTominey as selling agents ensure we are made aware of contractual obligations you may be under. We can then proceed accordingly.

WilsonTominey Ltd
15 Westham Rd.
DT4 8NS

T 01305 775500
E sales@wilsontominey.co.uk
W www.wilsontominey.co.uk



*CLICK THE VIDEO LINK TO TAKE A VIRTUAL TOUR OF OUR SHOW HOME!
BRAND NEW, THREE DOUBLE BEDROOM house in CHICKERELL with SOUTHERLY garden, EN-SUITE, driveway and GARAGE.
This family home, BUILT BY CG FRY is situated on the popular Greys Field development in CHICKERELL, approximately four miles from Weymouth Town Centre. Greys Field comprises a mix of highly individual character homes set within carefully planned streetscapes, open space and allotments.
Chickerell benefits from a range of amenities including Aldi supermarket, a convenience store, coffee shop, post office, chemist, church and both Primary & Secondary Schools.
The accommodation of Plot 1A boasts light and airy family spaces including a living room with French doors onto a SOUTHERLY garden, kitchen/ diner and a utility room. On the upper floors are three DOUBLE bedrooms, an EN-SUITE and family bathroom. Outside benefits from an enclosed rear garden, GARAGE and driveway providing off road parking.

*Please note the show home is a different style house and should be used as guidance only to give an indication on the style and quality of finish.

HELP TO BUY

Help To Buy is available FOR FIRST BUYERS. *Conditions Apply.
With a Help to Buy: Equity Loan the Government lends you up to 20% of the cost of your newly built home, so you'll only need a 5% cash deposit and a 75% mortgage to make up the rest.
You won't be charged loan fees on the 20% loan for the first five years of owning your home.

To find out more about this property or whether you could be eligible for Help To Buy please contact Wilson Tominey on 01305 775500.

Room Dimensions

- Living Room 9'10" x 18'11" (3.0 x 5.77)
- Kitchen/ Diner 9'6" x 18'11" (2.91 x 5.77)
- Utility Room
- Downstairs Cloakroom
- Bedroom One 9'6" x 12'6" (2.91 x 3.82)
- En-Suite
- Bedroom Two 11'0" x 9'3" (3.36 x 2.83)
- Bedroom Three 9'6" x 9'3" (2.9 x 2.83)
- Bathroom
- Garage & Driveway

Important Notice
The artist's impression, photos, floor plans, configurations and layouts are included for guidance only. The Developer and Agent therefore gives notice to prospective purchasers that none of the material issued or visual depictions of any kind made on behalf of the Developer and Agent can be relied upon as accurately describing any particular or proposed dwelling or development. All such matters must be treated as intended only as a single illustration and guidance. They are subject to change from time to time without notice and their accuracy is not guaranteed, nor do they constitute part of a contract or a warranty. The fixtures, fittings, services and appliances have not been tested and therefore no guarantee can be given that they are in working order. All measurements are approximate. Prospective purchasers are requested to check before entering into negotiations as to whether the specification has changed.



First Floor



Ground Floor



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

Important Notice: Particulars are prepared for marketing purposes only and should not be treated as a statement of the condition of any building, fixture or appliance. All measurements, floor plans and lease/ maintenance are approximate and not to be relied upon. Purchasers should make their own checks before relying on any of the information provided herein. * For double glazing and gas radiator heating, it is where specified.