Instinct Guides You

Curtis Way, Weymouth
£300,000

- Generous Rear Garden
- Car Port with Additional Parking
- Modern Efficient Home
- Solar Panels
- Immaculately Presented
- Cloakroom
- Nearby Amenities
- Rear Access

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The Property Ombudsman

Welcome to this three bedroom home with generous rear garden and car port situated in the modern development of Curtis Fields. This modern, energy efficient home is presented immaculately with cloakroom and attractive proportions throughout. Amenities and bus routes are found nearby.

The property has an attractive frontage, with unique angular brick elevations and flower beds surrounding the plot. Inside the property there is a generous cloakroom on your immediate right-hand side, plenty large enough to offer ample storage. The kitchen/diner has a range of modern fitted units and a built-in oven & hob; a door leads into the rear garden as well as a generous understairs cupboard to complete the room..

The living room is a bright, inviting room thanks to three dual aspect windows that allow plenty of light to flood the space..

Leading upstairs, a gallery styled landing separates in two with access into the three bedrooms and the family bathroom. The front of the property is shared by two double bedrooms. Both bedrooms one and two are good size double room and benefits from a lovely southerly aspect. Bedroom three is a well-proportioned single room that offers for the versatility for the homeowner.

The bathroom finished the first floor and is larger than many in the Curtis Fields development, it offers space for storage and comprises a bath with shower over, wash hand basin and W/C all tied in via modern, decorative tiles.

The rear garden has been beautifully landscaped with patios either end of the garden to encompass the sunshine. Artificial grass leads to a car port at the rear and there is a further car parking spot adjacent.

Room Dimensions

Lounge 17'7"ax x 7'3" max (5.38max x 2.22m max)

Kitchen/Diner 12'2" x 6'7" (3.73m x 2.01m)

Cloakroom 5'8" x 4'9" (1.75m x 1.47m)

Bedroom One 13'6" max x 10'2" max (4.14m max x 3.12m max)

Bedroom Two 10'8" max x 10'1" max (3.27m max x 3.08m max)

Bedroom Three 7'6" x 7'3" (2.29m x 2.21m)

Family Bathroom 7'1" x 6'4" (2.16m x 1.95m)

Estate Charges

The vendor informs us that there is a £179 per year new estate charge that contributes towards the upkeep of communal spaces.

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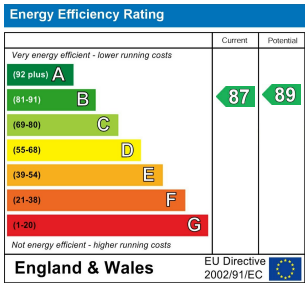

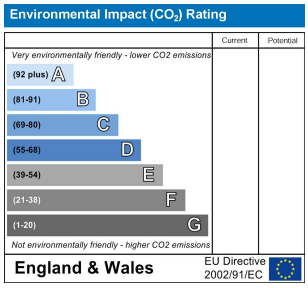

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