Instinct Guides You

Granville Road, Weymouth
£140,000

- Two Double Bedroom
- Private Garden
- Ground Floor Apartment
- Moments From Harbourside
- Close To Amenities
- Cul-De-Sac Location

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.

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The Property Ombudsman

Situated within a convenient and established residential area of Weymouth, Granville Road is a well proportioned two double bedroom ground floor property offering a private front garden whilst being within close proximity to local amenities and transport links, with Weymouth town centre and Harbour being within easy reach.

The accommodation is accessed via a central hallway which provides access to all principal rooms. The lounge is positioned to the front of the property and offers a cosy living space with a feature fireplace and large window allowing natural light to fill the room. The kitchen is located to the rear and is fitted with a range of base and eye level units with work surfaces, along with space for appliances and a window overlooking the rear communal space and door to side.

There are two double bedrooms, both well proportioned and offering ample space for bedroom furnishings. The main bedroom is a particularly good size, while the second bedroom also provides comfortable accommodation. The bathroom is fitted with a bath with shower over, wash hand basin and WC, finished in a neutral style.

Externally, the property benefits from a private front garden which is laid to hardstanding and gravel, providing a low maintenance outdoor space suitable for seating and general use.

Room Dimensions

Lounge 12'1" x 11'5" (3.7 x 3.5)

Kitchen 9'2" x 5'6" (2.8 x 1.7)

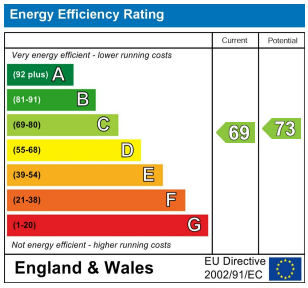
Bedroom One

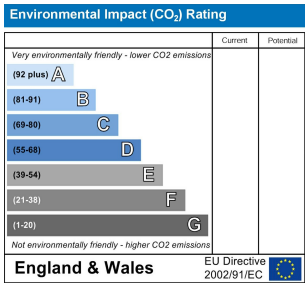
Bedroom Two 10'9" x 9'2" (3.3 x 2.8)

Lease & Maintenance Information

The vendor informs us that there is a 99 year lease with 82 years remaining, the service charge is £87.60 a month and the ground rent is £10 a year, pets are allowed but holiday lets are not.

We recommend these details are checked by a solicitor before incurring costs.





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.