Instinct Guides You

Dorchester Road, Weymouth
£60,000

- Ground Floor Corner Apartment
- 40% Shared Ownership
- Dual Aspect Lounge
- Well Presented
- Popular Location Of Lodmoor
- Easy Access To Beach
- Moments From Amenities
- On A Bus Route

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

A well presented one double bedroom, 40% shared ownership ground floor apartment, positioned superbly on a corner dual aspect within the established and popular location of Lodmoor. This spacious apartment enjoys a pleasant outlook over the communal gardens, all while being within a short walk of Weymouth's award winning beach and the town centre. A great range of local amenities are close by with a bus service on your doorstep.

Entering the apartment, a spacious hallway provides access to all rooms and benefits from a large storage cupboard. The main living space is a generous open plan lounge kitchen, offering a comfortable area for both relaxation and dining with a large bay window creating a light filled space. The kitchen is fitted with a range of eye level and base units with ample work surface, a four ring gas hob with built in oven, plumbing for a washing machine and space for a fridge freezer.

The bedroom is a well proportioned double room with a built in wardrobe and enjoys a pleasant outlook, with ample space for additional bedroom furnishings. The bathroom is fitted with a bath with shower over, wash hand basin and WC, presented in a clean and modern style.

The building benefits from a secure intercom entry system and well maintained communal areas. Externally there are communal grounds

Room Dimensions

Lounge/Diner 22'10" x 10'3" plus bay (6.96 x 3.13 plus bay)

Lounge Area 12'6" x 8'7" (3.83 x 2.63)

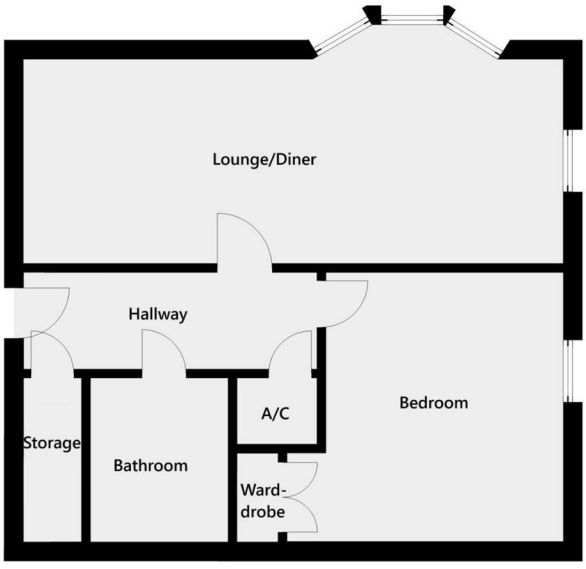
Kitchen Area 10'3" x 8'7" (3.13 x 2.63)

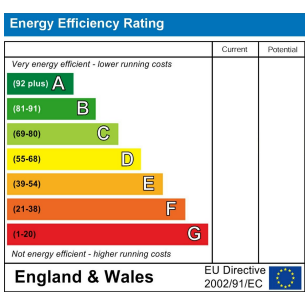
Bedroom 11'5" x 10'0" max (3.49 x 3.06 max)

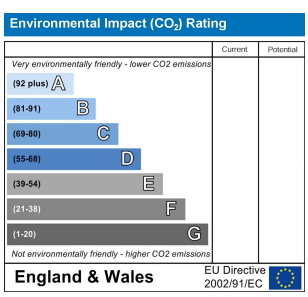
Lease & Maintenance Information

The vendor informs us there is a 125 year lease with 115 years remaining, the rental charge of the other 40% being £288.18 pcm, in addition there is a £136.97 monthly service charge payable. Assured Shorthold Tenancies are permitted within the lease if in full ownership, holiday letting is not and pets are not permitted. Aster is the association you pay rent to.

Please ensure these details are verified by your solicitor before incurring any further 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.