



10 Rolfe Crescent
Chickerell Weymouth, DT3 4LY

Asking Price £315,000 Freehold



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A lovely 2 bedroom detached bungalow in a popular residential cul de sac location in Chickerell. The property would benefit from some internal modernisation and updating, but boasts low maintenance front and rear gardens laid to gravel and a driveway leading to the garage with light and power. The property has gas central heating, UPVC double glazing and is being sold with no onward chain.

Entrance Hallway

Doors to all principle rooms, double storage cupboard and separate airing cupboard

Living room

10'0" x 16'6" (3.07 x 5.04)

Side aspect UPVC double glazed window and sliding patio doors

Kitchen/Diner

12'2" x 10'0" (3.72 x 3.07)

Range of low level cupboards with ample worktop space above, stainless steel sink with drainer, gas hob with space for electric oven below, Front aspect UPVC double glazed window and external door

Bathroom

Side aspect UPVC double glazed window, bath tub with shower fixing above, hand wash basin and WC

Bedroom 1

10'0" x 11'6" (3.05 x 3.53)

Double bedroom with rear aspect UPVC double glazed window

Bedroom 2

8'1" x 10'0" (2.47 x 3.05)

Double bedroom with front aspect UPVC double glazed window

Outside

Front - Low maintenance garden to gravel and driveway to the side of the property leading to the garage.

Rear - Gated entrance enclosed rear garden predominantly laid to gravel with brick built planters and patio abutting the rear elevation.





Council Tax
Band C

Other Information

Construction
Traditional cavity wall construction with brick elevations under a tiled roof

Broadband (estimated speeds)
Standard - 4 mbps
Superfast - 80 mbps
Ultrafast - 1800 mbps

Flood Risk
Rivers & Seas - Very Low
Surface Water - Very Low

Services
The property is supplied with mains gas, electricity and water, and mains drainage.

Legal Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. All measurements are approximate. Any details including (but not limited to): lease details, service charges, ground rents & covenant information are provided by the vendor and you should consult with your legal advisor/ satisfy yourself before proceeding. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



Floor Plan



Viewing

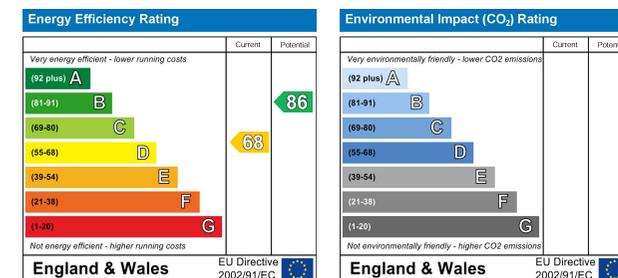
Please contact our Hull Gregson & Hull Weymouth Office on 01305 776 666 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



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