



50 Brownlow Street
Weymouth, DT4 7HW

Asking Price £260,000 Freehold



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A well presented mid-terrace home boasting three well-proportioned bedrooms and two inviting reception rooms. This property is ideal for families, first-time buyers, or those seeking a second home by the coast. The house is situated within a short stroll of Weymouth's award-winning beach, allowing residents to enjoy the stunning seaside views and vibrant local culture as well as being close by to Weymouth train station, which is a mainline to London Waterloo. This property is being sold with no onward chain, ensuring a smooth and straightforward purchasing process.

Entrance Vestibule

Period floor tiling and glazed internal door to the hallway

Hallway

Stair rising to the first floor and access to the living room, dining room and kitchen breakfast room with ample storage space under the stairs.

Living Room

12'0" x 11'5" (3.68 x 3.48)

Large front aspect UPVC double glazed window and feature fireplace with imitation wood burner.

Dining Room

11'7" x 9'4" (3.55 x 2.86)

Rear aspect UPVC double glazed window

Storage

Utilised as an office space

Kitchen/Breakfast room

Large 2 sectioned kitchen with breakfast area, 2 side aspect UPVC windows with an external door to the rear garden, rear aspect UPVC window above the sink with drainer, ample worktop space and cupboards with spaces for domestic appliances and freestanding cooker/oven.

Landing

Split level with bedroom 3 and the shower room on the lower section. Bedrooms 1 and 2 on the higher section.

Bedroom 1

12'0" x 14'8" (3.68 x 4.49)

Large double bedroom with front aspect UPVC double glazed bay window with feature fireplace surround

Bedroom 2

11'7" x 9'3" (3.54 x 2.83)

Double bedroom with rear aspect UPVC double glazed window and feature fireplace





Shower Room

Spacious shower room with 2 side aspect UPVC double glazed windows, enclosed shower cubicle with glass door, hand wash basin and WC.

Bedroom 3

Double bedroom with rear aspect UPVC double glazed window

Outside

Enclosed courtyard garden with hardstanding seating area, raised decking boarded by mature shrubs., lockable storage shed and rear gate to access alleyway.

Council Tax

Band C

Other Information

Construction

Traditional cavity wall construction with brick elevations under a tiled roof

Broadband (estimated speeds)

Standard - 16 mbps

Superfast - 80 mbps

Ultrafast - 1800 mbps

Flood Risk

Rivers & Seas - Very Low

Surface Water - 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

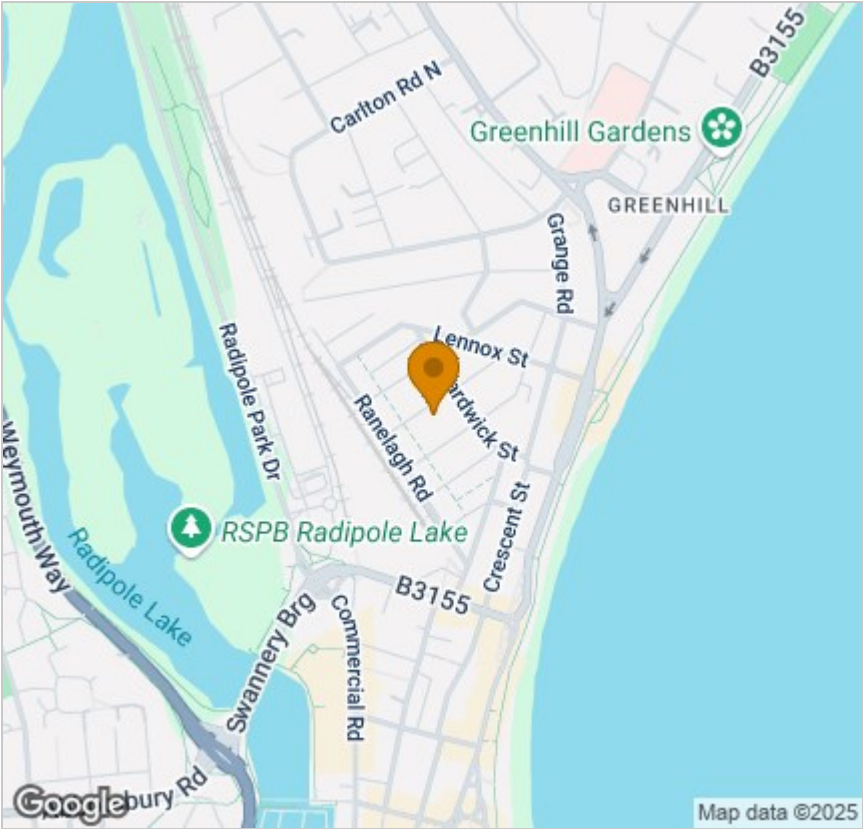


Viewing

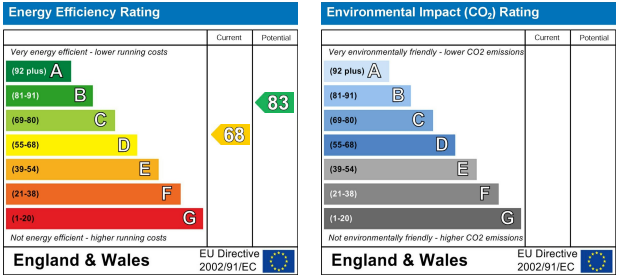
Please contact our Hull Gregson & Hull Weymouth Office on 01305 776 666 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph



35 St Thomas Street, Weymouth, DT4 8EJ
Tel: 01305 776 666 Email: property@hgh.co.uk www.hgh.co.uk