



St. Thomas Street

£240,000 Leasehold

EXTREMELY SPACIOUS and LIGHT FOUR BEDROOM CHARACTER APARTMENT, newly finished, just a stroll from WEYMOUTH HARBOUR. Featuring large sitting room, leading to open plan kitchen/ dining room, lovely feature windows and fireplaces, creating a stylish and airy feel throughout, and set over three levels.

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EXQUISITELY finished CHARACTER FOUR BEDROOM apartment

Located in the HEART OF WEYMOUTH and just a few minutes walk from Weymouth Harbour. This grade 2 listed leasehold property is a perfect location to enjoy the town and harbours fantastic facilities such as its many harbourside restaurants and pubs, yacht sailing club, as well as its fishmongers and boutique shops. Weymouth is a beautiful seaside town situated halfway along the Jurassic Coast and just 7 miles south of the Dorset county town of Dorchester. This would be a perfect second home or holiday home, being easy to lock up and leave. The lease is 125 years from 2006 and holiday letting is permitted subject to approval.

Tenure: Leasehold (125 years)

Entrance

Shared front door to stairway leading to 2nd floor

Own Front Door

Through to entrance lobby and stairs down to:-

Kitchen/Breakfast Room

- 3.05m x 4.88m (- 10' x 16')

Attractive apex ceiling with exposed wood beams and a range of eye and base level units with work surfaces over, 4 ring Smeg hob, oven, extractor fan, stainless steel sink unit with mixer tap, space and plumbing for washing machine, part tiled walls, side aspect windows, wall mounted boiler, radiator, stairs to:-

Sitting room

- 3.35m x 4.27m (- 11' x 14')

Attractive front aspect room with twin sash windows, window seats, cupboard housing meters, radiator, beamed ceiling.

Bedroom 4/Office

- 3.05m x 2.13m (- 10' x 7')

Front aspect room, radiator, sash window with further casement window

Stairway to 1st Floor

First Floor Landing

Rear aspect sash window, under stairs cupboard

Bedroom 1

- 2.74m x 4.57m (- 9' x 15')

Front aspect room with sash windows, radiator, picture rail, open to:-

Dressing Room

With hanging space

Bathroom

- 2.74m x 2.44m (- 9' x 8')

Spacious front aspect room, sash window, panel enclosed bath, shower cubicle, pedestal wash hand basin, low-level WC, radiator, part tiled walls

Stairway to 2nd Floor

Landing

Rear aspect window

Bedroom 2

- 3.35m x 3.35m (- 11' x 11')

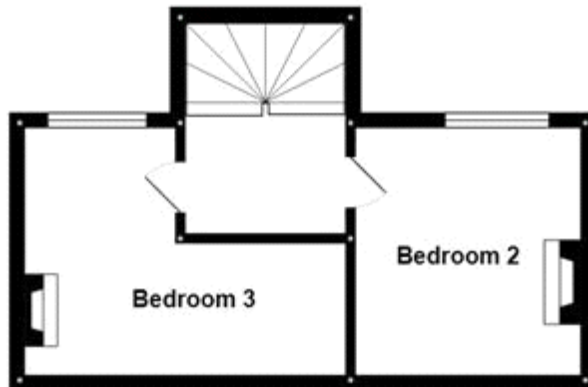
Rear aspect room with sash window, ornate feature fire place, radiator

Bedroom 3

Rear aspect room with sash window, radiator, ornate feature fireplace







Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fitings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.