

Beech Road | Upwey | Weymouth | DT3 5NP

£400,000

BEAUMONT JONES

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We are delighted to offer a well-presented four bedroom semi-detached period family home spanning three floors Situated within a popular residential area located off the Dorchester Road within easy reach to local amenities and well-regarded schools. The property boasts a generous sized South facing rear garden, cosy bay-fronted living room with log burner, spacious kitchen/diner flowing into the beautiful sun room, utility room, four generous sized bedrooms, En-Suite to master and a modern bathroom suite. This would make an excellent first time purchase/family home and viewing is a must to be appreciated.

- Four Bedroom Period Semi-Detached Family Home
- Stunning Sun Room Overlooking the Rear Garden
- Accommodation Spanning Three Floors
- Popular Residential Road Within Upwey
- Generous Sized South Facing Rear Garden
- Spacious Bay Fronted Living Room with Log Burner
- Close to Well-Regarded Schools
- Excellent First Time Purchase/Family Home

Full Description

Entrance into this beautiful period home is via a front aspect double glazed door leading into a vestibule with tiled flooring and a wooden glazed door leading into a warm and welcoming hall with stairs rising to the first floor, exposed wooden flooring flows through into the living room and kitchen/diner, ample space for storage understairs and doors lead through to the ground floor accommodation. The spacious bay-fronted living room offers an abundance of space in two sections, rear aspect double glazed window, log burner with built in storage either side. Returning to the hallway a door leads through to the shaker style fitted kitchen which has a range of eye and base level units with wooden worktops, space for an oven with extractor hood







This well-Presented period bay-fronted family home boasts a generous sized South facing rear garden.











over and fridge/freezer, space and plumbing for a dishwasher, side aspect double glazed window, side aspect double glazed door opens into the utility and an opening though to the sun room. This stunning seated area offers multi aspect double glazed windows overlooking the rear garden, double glazed door opens onto the rear garden and the apex ceiling allows an abundance of light to flood into this room from the southerly facing aspect. The utility room offers a base unit with sink, space and plumbing for a washing machine, side aspect double glazed window and a rear aspect double glazed door opens onto the rear garden.

The first floor has a split-level landing with access to built-in storage cupboard over head, stairs rise to the fourth bedroom and doors lead through to the three bedrooms and bathroom. The master bedroom is a generous sized double with a front aspect double glazed bay window with a further front aspect double glazed window, vertical radiator, plenty of built in wardrobes and space for a large bed, other bedroom furniture and a door opens into the En-Suite. The En-Suite comprises of fully tiled walls, low level WC, wash hand basin, heated towel rail and a shower cubicle with a wall mounted shower over. Bedroom two is a further generous sized room with a rear aspect double glazed window. Bedroom three is another double with a rear aspect double glazed window. The bathroom comprises a suite including a p shape bath tub with a wall mounted mixer shower system over, low level WC and wash hand basin vanity unit, wall mounted towel rail heater and two side aspect double glazed windows.

The loft room/Bedroom four has sloping eaved ceilings offering ample space for a double bed and a dressing table, also offering eaves storage and a rear aspect Velux window.

Outside offers a generous sized South Facing enclosed rear garden split into two sections, mainly laid to lawn with a raised patio area abutting the property. The first section of this mature rear garden offers different seated areas including a patio area as well as a Pergola, perfect for socialising, wooden sleepers boarding a pond and pathway leads down to the second section of the garden. The bottom of the garden is also mainly laid to


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lawn with hardstanding for a shed and access into the outbuilding. The outbuilding is the perfect workshop offering power and lighting. Within the garden there is also an external water supply, power supply and side access. The front garden is low maintenance and wall enclosed.

Located within Upwey, on the outskirts of Weymouth, this property is set in an Area of Outstanding Natural Beauty, and offers excellent links to both Weymouth and Dorchester. The River Wey meanders gently through this picturesque village, passing a variety of footpaths and bridleways. The popular Upwey Wishing Well Tea Rooms, The Ship Inn and The Royal Standard public houses are both within walking distance. There is also a local shop, Tesco Express, vets, and regular bus service to Weymouth & Dorchester. Whilst enjoying village life, it is also within close proximity of the seaside resort of Weymouth and the county town of Dorchester (4 miles in either direction), offering a wide range of facilities. Weymouth, Dorchester and Upwey itself all have train stations on the main line to London Waterloo.

Rating Authority: - Dorset (Weymouth & Portland) Council. Council Tax Band C. Services: - Mains gas, electric & drainage.

Disclaimer: - Beaumont Jones and their clients have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs, plans and measurements are for guidance only and are not necessarily comprehensive. It should be assumed that the property has all necessary Planning, Building Regulations or other consents, and Beaumont Jones have not tested any services, equipment or facilities.

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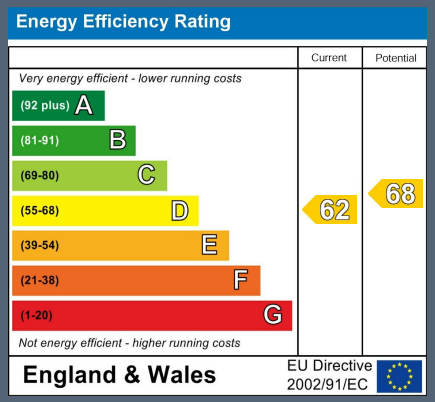
Located within a popular residential road with well-regarded schools and local amenities close by.

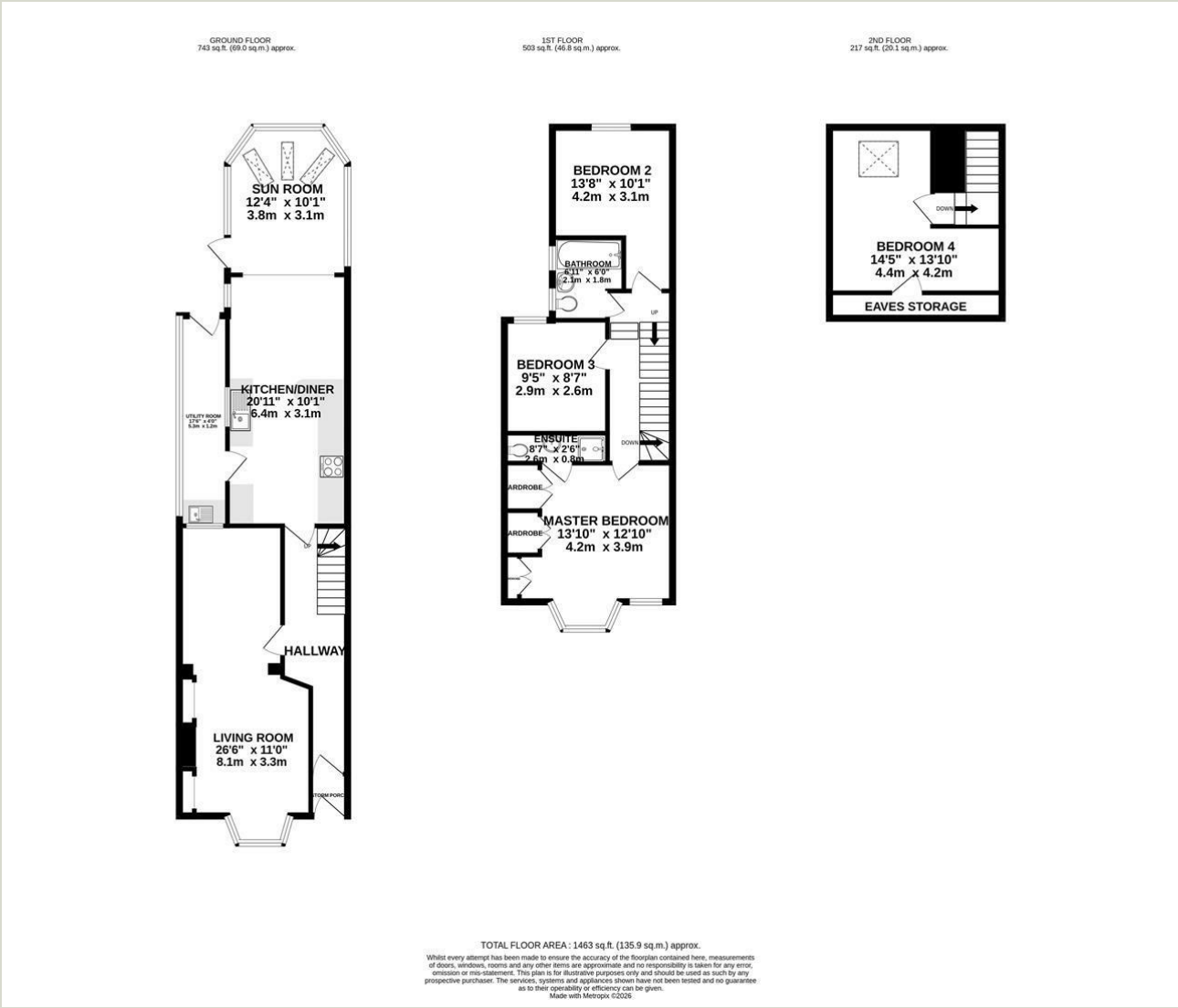












33 St Thomas Street
Weymouth
Dorset
DT4 8EJ
01305 787434
sales@beaumontjones.co.uk
www.beaumontjones.co.uk

We value more than your property