



**Franklin Road  
Weymouth  
Dorset  
DT4 0JW**

**Offers in Excess of £82,000**

**bettermove**

## Franklin Road Weymouth

Bettermove are proud to present this 1 bedroom top floor flat in the sought after area of Weymouth.

The property benefits from double glazing, gas central heating throughout and has off street parking available. The council tax band is A.

This is a leasehold property with 870 years remaining on the lease; the ground rent is £10 per annum, the service charges are demanded as and when needed (to be arranged with the Freeholder).

The interior of this second floor is access from the first floor leading up to the entrance hallway leading to the fitted kitchen, spacious living room, one double bedroom and the bathroom.

Located in the popular town of Weymouth, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Weymouth Train Station, the A354 and many local bus routes.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

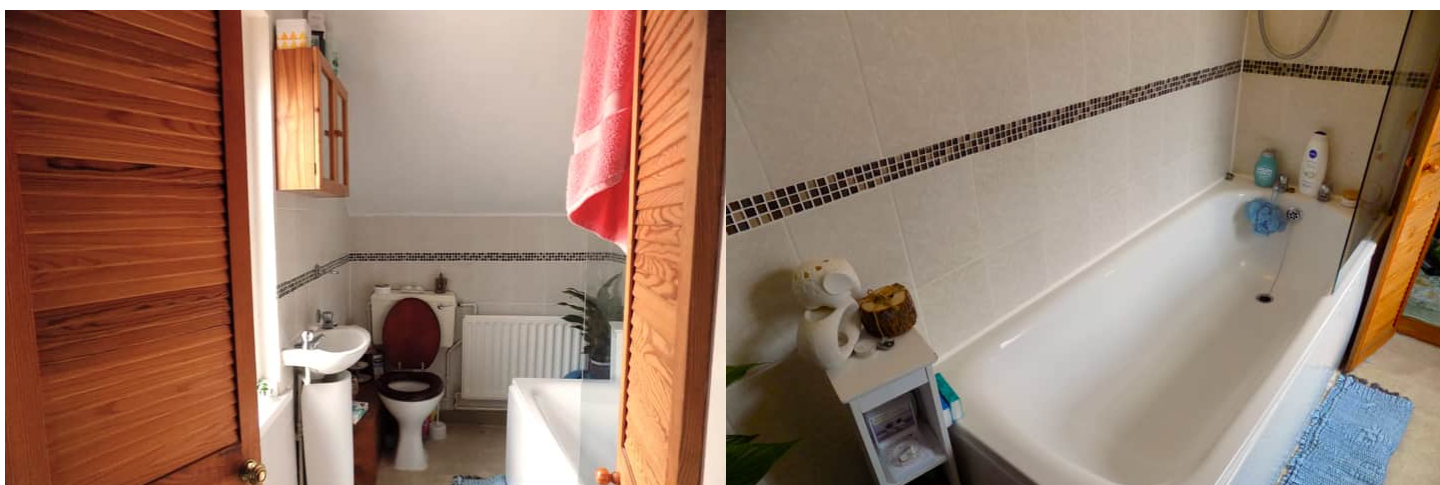
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You can secure the purchase immediately by paying an exclusivity deposit of £1,000.

This is not an additional fee and is returned to you on completion.

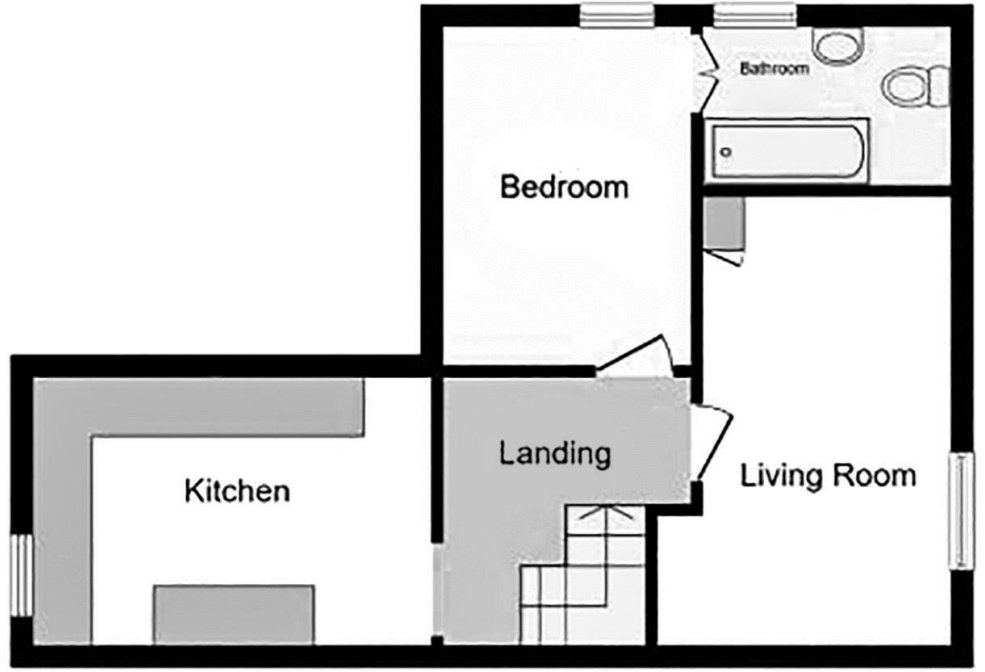
Paying this deposit ensures that the seller takes the property off the market and reserves it exclusively for you. Therefore, eliminating the risk of being gazumped by another buyer, and incurring aborted costs.

This allows you rights to purchase within a given timeframe (typically 8-12 weeks) which gives you time to prepare funding, surveys, and searches.





Ground Floor



First Floor

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	54	58
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC	

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