

Symonds
& Sampson

3 Constable Crescent

Chickerell, Weymouth, Dorset

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Chickerell
Weymouth
Dorset DT3 4GS

A beautifully presented three bedroom semi-detached home enviably situated in a highly sought after location, enjoying far reaching views over open countryside.



- Kitchen/dining room with access to the rear garden
- Principal bedroom with en-suite shower room & fitted wardrobes
 - Enclosed south facing rear garden
- Garage and driveway with parking for two cars
 - Quiet location
 - Vendor suited

Guide Price **£350,000**

Freehold

Poundbury Sales
01305 251154
poundbury@symondsandsampson.co.uk



THE PROPERTY

Built by highly regarded builders, CG Fry & Son in 2021, the property has the benefit of the remaining 10 year NHBC warranty and is presented in excellent decorative order throughout

The accommodation is spacious and arranged over two floors. On the ground floor, a welcoming hallway leads to a cloakroom and a sitting room with feature fireplace and living flame electric fire. The open plan kitchen/dining room is a particular feature, comprehensively fitted with an extensive range of contemporary wall and floor cupboards and worksurfaces. There is a built in double electric oven, gas hob and extractor hood, integrated washing machine, dishwasher, fridge, and freezer unit. An attractive tiled floor throughout. Double doors opening onto the rear garden.

On the first floor are three bedrooms with the principal bedroom having the benefit of an en-suite shower room with a double shower cubicle and fitted wardrobes. There is a spacious family bathroom complete with bath and shower over along with an airing cupboard. Far reaching countryside views are enjoyed from the upper floor to the front of the property.

OUTSIDE

At the front of the property is an attractive garden with a variety of shrub and flower borders within a white picket fence.

To the rear there is an enclosed rear garden enjoying the benefit of a south facing aspect. Immediately adjoining the rear is a paved

patio, leading onto lawned gardens stocked with small shrubs and a decked seating area. Pedestrian side access leads onto a tarmac driveway providing off road parking for two cars and leading to a garage with power and light and personal door from the garden.

SITUATION

Chickerell lies on the outskirts of the popular coastal town of Weymouth and close to the World Heritage Jurassic Coastline which includes the famous Chesil Beach which stretches along the coast to Lyme Regis.

Chickerell itself is much sought after particularly with families and young professionals with the area boasting a vibrant and active community as a wide range of amenities and facilities including both primary and secondary schools, a general store with Post Office, village hall, chemist, two public houses, a restaurant and leisure centre with Gymnasium and 3G sports pitches.

The nearby coastline has a network of footpaths which provide the opportunity to enjoy good coastal walks and breath-taking views along the Fleet Lagoon.

Weymouth town centre can be found within 3 miles and provides a wider range of shopping facilities, eateries, as well as a the sandy beach, picturesque inner harbour and a main line rail station providing links to London Waterloo and Bristol Temple Meads.

DIRECTIONS

What3words:///dime.prefect.firepower

SERVICES

Mains water, drainage, electricity and gas are connected. Gas fired central heating system.

Broadband - Ultrafast speed available

Mobile - There is mobile coverage in the area. Please refer to Ofcom's website for more details. (<https://www.ofcom.org.uk>)

Council Tax Band D

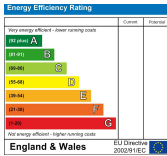
MATERIAL INFORMATION

Under the Estate Agents Act 1979 we are required to inform any prospective purchaser that this property is owned by a relative of a member of staff of Symonds & Sampson and as such constitutes a 'connected person'.

There is a communal service charge of £180 per annum to maintain the private road and lighting.

Photos taken July 2026.





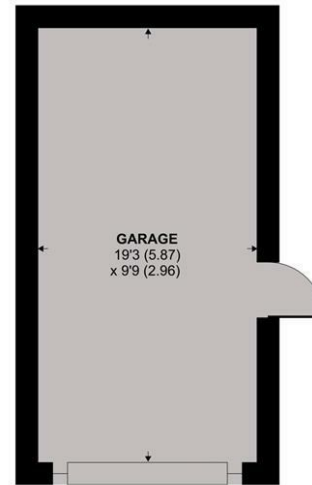
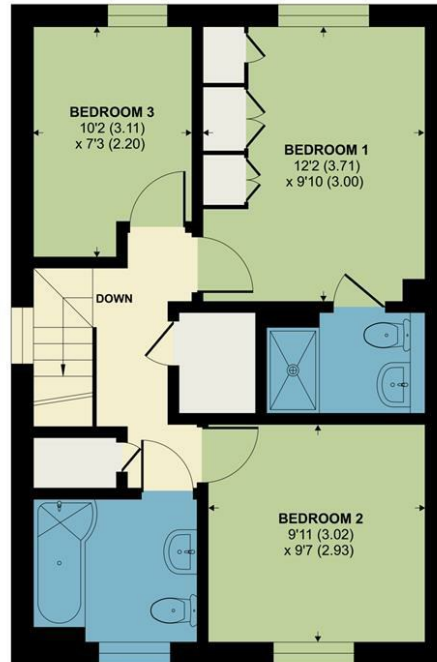
Constable Crescent, Chickerell, Weymouth

Approximate Area = 946 sq ft / 87.8 sq m

Garage = 187 sq ft / 17.3 sq m

Total = 1133 sq ft / 105.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Symonds & Sampson. REF: 1495918



Poundbury/PGS/23.07.26



01305 251154

poundbury@symondsandsampson.co.uk
Symonds & Sampson LLP
Archpoint House, Queen Mother Square
Poundbury Poundbury, Dorset DT13BY



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All measurements and distances are approximate. Text, photographs, and plans are for guidance only and may not be comprehensive. It should not be assumed that the property has all necessary planning or regulatory consents, and no services, equipment, or facilities have been tested. No investigations have been made into pollution or contamination; purchasers must make their own enquiries. The property is sold subject to all existing wayleaves, easements, and rights of way (public or private), whether mentioned or not. Vendors are not required to define such rights.

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