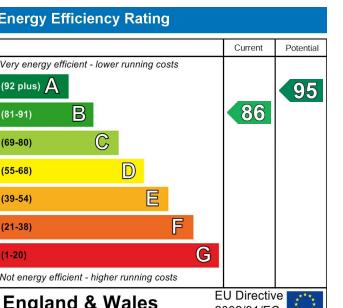




Total area: approx. 136.7 sq. metres (1471.1 sq. feet)

**1 Market House**  
Market Place  
Sturminster Newton  
Dorset  
DT10 1AS

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## The Green Mappowder

Welcome to your dream retreat — a stunning, recently updated modern detached bungalow situated in a peaceful village, offering breath-taking, far-reaching countryside views that you'll never tire of.

Step inside and discover a home designed for both comfort and style. The highlight? A bright conservatory to the front, where you can soak up those glorious views all year round — the perfect spot for morning coffee, lazy afternoons, or sunset evenings.

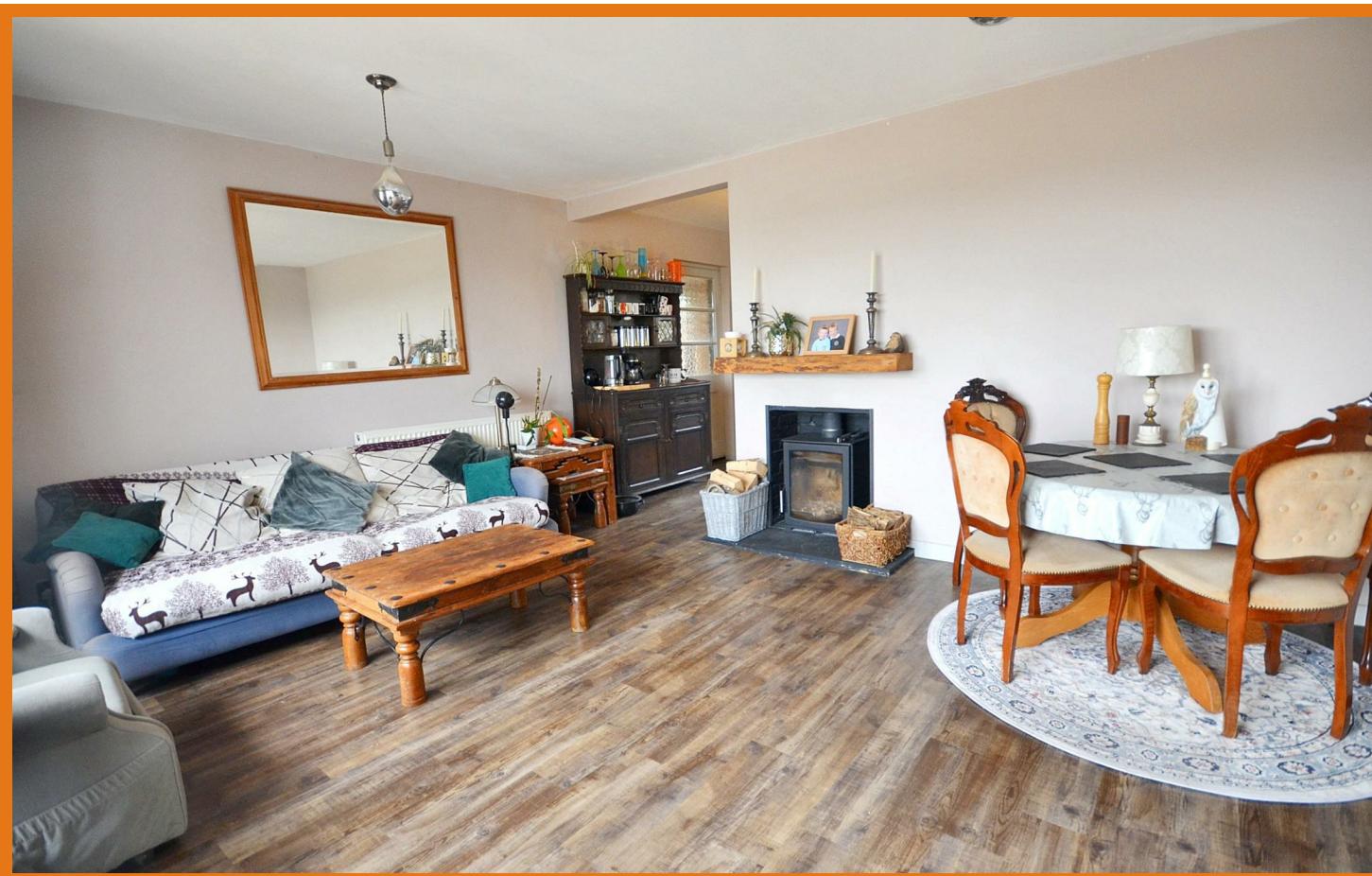
The spacious reception room is made for relaxing and entertaining, featuring tri-folding doors that open onto the front garden and a charming log burner that adds warmth and character. The contemporary kitchen is ready to inspire your inner chef, and with three generous double bedrooms, there's space for everyone.

Indulge in the luxurious en-suite bathroom off the main bedroom, complemented by a beautifully finished family bathroom — both stylish, practical, and perfect for everyday comfort.

This eco-conscious home features solar panels, slashing your energy bills and even providing an income — all while reducing your environmental impact. A new, externally-sited oil-fired boiler ensures year-round efficiency, and the interiors are enhanced by new wood-effect Karndean flooring throughout for a fresh, modern feel and seamlessly links all the accommodation.

Set in a welcoming village community, you're just a short drive from Hazelbury Bryan's local shop, with the market town of Sturminster Newton only 7 miles away for a wider range of amenities.

This isn't just a home — it's a lifestyle. Peaceful, stylish, and smart. Come and see the view — and fall in love with the rest.



## The Property

### Accommodation

#### Inside

There are two points of entry to the property - either into the sitting room or through the conservatory. From the drive, shallow steps lead up to both entrances with double doors opening into a good sized conservatory that overlooks the front garden and takes in splendid views over the open countryside. The floor is laid in an attractive and practical wood effect Karndean flooring that continues throughout the home. A door opens into a spacious entrance hall with plenty of room for coats, boots and shoes. Doors lead off to two bedrooms, the kitchen/breakfast room, bathroom and sitting room plus the cloakroom, which is fitted with a vanity wash hand basin and WC.

The spacious and bright sitting room has tri-folding doors to the front - allowing the outside in and enjoying those fabulous views. There is also a wood burner for chilly afternoons and evenings. There is an opening into the kitchen, which has been fitted with a range of stylish soft closing units consisting of floor cupboards, pull out spice rack and eye level cupboards. There is a generous amount of wood work surfaces (including a breakfast bar) with a matching upstand and brick splash back plus a double Butler style sink with a swan neck mixer tap. There is space for a range style cooker and American style fridge/freezer plus plumbing for

a dishwasher.

From the kitchen, a door opens to the inner hall where there is plumbing for a washing machine, doors to the outside and garage, plus to the main bedroom. The main bedroom is generously sized, overlooks the rear garden and has a spacious, luxury en-suite bathroom fitted with a contemporary suite.

There are two further double bedrooms and the bathroom, which is fitted with a bath and pedestal wash hand basin.

#### Outside

##### Garage and Parking

At the front of the bungalow there is a generously sized drive with space to park at least three cars and leads up to the garage. This is a good sized single garage with up and over door and fitted with light and power. There is a window to the side and door into the lobby. Great storage or ideal to convert to a hobbies room. It measures - 6.40 m x 2.72 m/21' x 8'11"

#### Gardens

The front garden is hard landscaped for ease of maintenance and is a great vantage point to enjoy the view. A gate to the side of the bungalow leads to the rear, where there is a courtyard in between the back of the bungalow and main suite and an opening to the main rear garden, which is laid to lawn with shrub and flower beds and a seating area. There is also a workshop with light and power.

## Useful Information

Energy Efficiency Rating B

Council Tax Band E

uPVC Double Glazing

Oil Fired Central Heating

Mains Drainage

Freehold

Wholly Owned Solar Panels - 14 panels providing 6.6 kilowatts

## Directions

### From the Sturminster Newton Office

Leave Sturminster via Bridge Street. At the traffic lights go over the bridge and turn right. Take the next turning on the left up Glue Hill to Hazelbury Bryan. Continue through the village of Hazelbury Bryan past the Antelope public house, village hall into Wonston and turn right to Mappowder and continue along this lane for about a mile and half. On entering the village bear to the left onto The Green. The property is the first bungalow on the right hand side. Postcode DT10 2EL - What3words - harnessed.swipes.theory