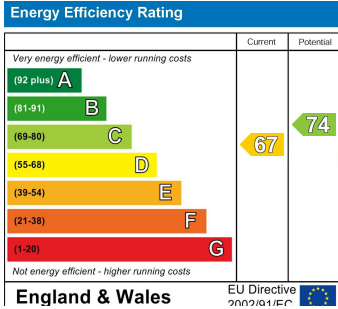




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The Orchard
Wonston, Hazelbury Bryan

Guide Price
£350,000

Stylish Village Living – Modern Semi-Detached Home

Set within a quiet cul-de-sac in the highly desirable village of Hazelbury Bryan, this beautifully maintained and thoughtfully presented modern semi-detached home offers a perfect blend of comfort, style, and tranquillity—ideal for professionals, families, and those enjoying their leisure years and seeking a relaxed village lifestyle.

From the moment you step into the welcoming entrance hall, you'll feel right at home. The elegant sitting room is both cosy and bright, featuring a Portuguese stone fireplace with a multi-fuel burner and double doors that lead out to the private garden—perfect for unwinding or entertaining in all seasons. At the heart of the home is a spacious, sociable kitchen and dining room, complete with a charming window seat and integrated appliances—ideal for relaxed everyday living or hosting friends and family. A convenient downstairs WC adds further practicality. Upstairs, a galleried landing leads to the family bathroom, a generous single bedroom, and two well-sized doubles. The main bedroom boasts countryside views, built-in wardrobes, and an en-suite shower room—offering a peaceful retreat at the end of the day.

Outside, enjoy easy-to-maintain gardens, a private driveway with parking for three vehicles, and a garage—providing additional parking or excellent storage and convenience.

Situated in a friendly and well-connected village with local amenities, scenic walks, and a strong sense of community, this home is perfect for those seeking village life, downsizers or those looking to enjoy their golden years in comfort and style.

Early viewing is highly recommended to appreciate all this delightful home has to offer.



The Property

Accommodation

Inside

Ground Floor

The front door lies to the side of the house and accessed over the drive. It opens into a generously sized and welcoming entrance hall with stairs rising to the first floor, doors to the sitting room and kitchen/dining room as well as the cloakroom, which is fitted with a WC and pedestal wash hand basin. The bright and spacious sitting room has double doors with full height windows to either and open to the paved seating area to the back of the house. There is ample room for settees and armchairs and providing a warm and cosy atmosphere there is a fireplace with a Portuguese stone surround and multi-fuel burner.

The spacious combined kitchen and dining room has windows overlooking the front garden plus a bay window with seat beneath that also looks out over the front garden. There is ample room for large dining table and the kitchen is fitted with a range of modern units consisting of floor cupboards with drawers and eye level cupboards. There is a good amount of work surfaces with a tiled splash back and a one and a half bowl ceramic sink and drainer with a mixer tap. You will find an integrated fridge/freezer and dishwasher, built in double electric oven and electric hob with an extractor hood above. There is plumbing for a washing machine. For practicality and appearance, the floor is tiled.

First Floor

Stairs rise and curve up to the galleried landing where there is access to the loft space with a drop down ladder and fitted with light plus the airing cupboard housing the hot water cylinder. The boiler is in the kitchen. Doors lead off to the bedrooms and the family bathroom, which is fitted with a modern suite consisting of a WC, pedestal wash hand basin and bath with a mixer tap and telephone style shower attachment. For practical reasons, the floor is laid in an attractive painted wood effect vinyl. You will find three good sized bedrooms - a generous single bedroom plus two doubles. The main bedroom benefits from built in wardrobes, countryside views and an en-suite shower room.

Outside

Drive and Garage

The house is approached from the cul de sac onto a long drive that is laid to stone chippings and has space to park three cars comfortably and leads up to the garage. This has an up and over door and fitted with light and power plus a door to the rear garden. It measures 5.51 m x 2.77 m/18'1" x 9.1'.

Gardens

The front garden is laid to stone chipping for easy maintenance and planted with shrubs and lavender - it is partly enclosed by a hedge. From the drive a timber gate opens to the rear garden, which is of a manageable size. There is a paved seating area to the back of the house with a water feature, a metal arch leads to a circular lawn where in one corner there is a paved seating area beneath a pergola. In addition, you will find shrub and flower beds. The oil tank is located to the rear of the garage.

Useful Information

Energy Efficiency Rating D
Council Tax Band D
uPVC Double Glazing
Oil Fired Central Heating
Mains Drainage
Freehold

Location and Directions

The property is situated in the Wonston area of the popular and sought after village of Hazelbury Bryan, which lies in the beautiful Blackmore Vale countryside and is about five miles from the picturesque market town of Sturminster Newton. The village itself has a lively community with many events taking place around the area and also in the village hall. For every day essentials there is the Red Barn shop, the village also has a public house, park/recreational grounds and primary school. Sturminster Newton has further facilities with a range of independent shops and chain stores, doctor and dental surgeries, schooling for all ages and The Exchange - a major entertainment venue. Sherborne with a mainline train station is about twelve miles away. Postcode - DT10 2ER
What3words - ///handover.shortage.plea

DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.