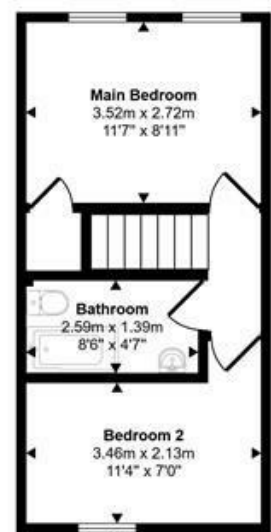
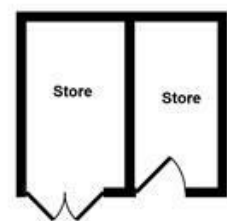


Ground Floor
Approx 27 sq m / 289 sq ft



First Floor
Approx 26 sq m / 284 sq ft



Outbuildings
Approx 7 sq m / 77 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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Dorset
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		91
(81-91)	B		
(69-80)	C		
(55-68)	D	66	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive	2002/91/EC



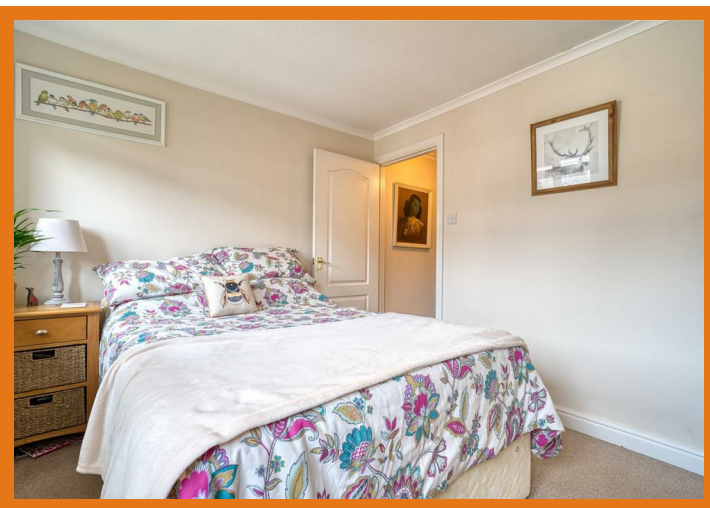
Townsend Green
Henstridge

Guide Price
£200,000

A well presented and spacious two bedroom mid terrace house situated close to the heart of the popular village of Henstridge, within easy reach of a good range of everyday amenities and the surrounding countryside. A viewing is highly recommended to fully appreciate everything this lovely home has to offer.

The property offers comfortable and well proportioned accommodation arranged over two floors, ready to move straight into and enjoy. On the ground floor there is a good sized sitting room/diner, opening through to a modern kitchen with space for a dining table, a window overlooking the rear garden and a door leading directly outside, perfect for indoor and outdoor entertaining. On the first floor there are two double bedrooms, the principal benefitting from built-in wardrobe storage, together with a family bathroom.

Outside, the rear garden enjoys a sunny aspect and is enclosed with a good degree of privacy, laid mainly to stone and bordered by mature planting, creating a low maintenance and attractive outdoor space. An outbuilding provides useful additional storage, while two allocated parking spaces complete the package.



The Property

Inside

Ground Floor

The front door opens into the sitting room, a good sized and well proportioned reception space. This leads through to the modern kitchen, which has a window overlooking the rear garden and a door leading directly outside. Fitted with a range of stylish shaker-style floor and eye-level cupboards with wood effect worksurfaces, there is plenty of space for all appliances as well as a dining table, making it a wonderfully sociable space.

First Floor

The landing gives access to both well proportioned bedrooms and the family bathroom. The principal bedroom benefits from useful built-in storage, while bedroom two is also a generous double.

Outside

Garden

The rear garden enjoys a sunny aspect and is enclosed with a good degree of privacy, laid mainly to stone and bordered by mature planting. An outbuilding provides useful additional storage space.

Parking

Two allocated parking spaces are available.

Useful Information

Energy Efficiency Rating D
Council Tax Band B
Electric Heating
Mains Drainage
Upvc Double Glazing
Freehold
Vendors will need to find onward purchase

Location and Directions

Henstridge is a well served Somerset village offering a range of everyday amenities including a village shop, public houses, primary school and community facilities.

The village enjoys a convenient position close to the Dorset and Somerset border and provides good access to the surrounding countryside.

The nearby towns of Sherborne, Wincanton and Sturminster Newton offer a wider range of shopping, schooling and leisure facilities. Mainline railway services to London Waterloo are available from Sherborne and Templecombe.

Postcode BA8 0TT

What3words
///adapt.nibbles.briefing

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