

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.



Buckland Newton
Dorchester

Guide Price
£350,000

A charming and characterful three bedroom end of terrace home, situated in the peaceful Dorset village of Buckland Newton, which boasts a well regarded pub and a primary school, with lovely countryside views enjoyed from the property. Full of character and presented to a modern standard throughout, the property blends contemporary living with original features including a stone feature wall, exposed wooden beams and a wood burning stove, creating a truly warm and inviting home that is ready to move straight into. Offered for sale with no onward chain.

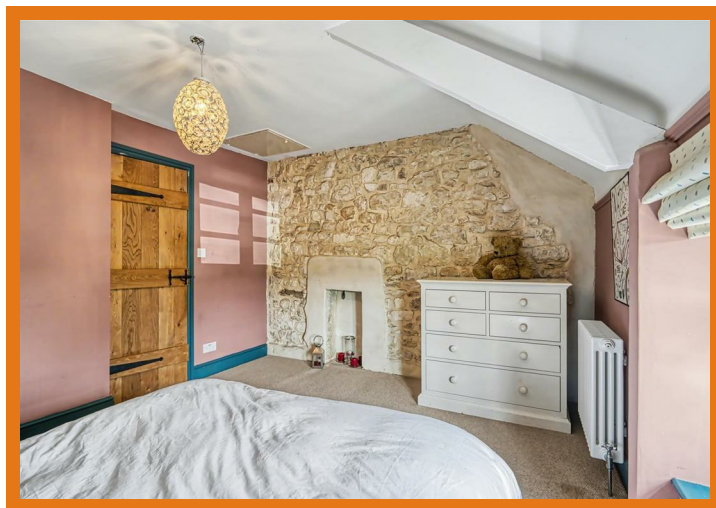
The accommodation extends to approximately 890 square feet across two floors, with a generous open plan sitting and dining room and a well appointed kitchen on the ground floor, alongside a front porch. To the first floor, three bedrooms are found, all served by the family bathroom, with the principal bedroom featuring a characterful brick feature wall.

Outside, a large and private rear garden is mainly laid to lawn with lovely countryside views and a shed within the plot. Two allocated parking spaces are also included.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			67
(39-54) E		43	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



The Property

Inside

Ground Floor

A front porch leads into the sitting and dining room, a generous and wonderfully characterful space that immediately sets the tone for the rest of the home. A stone feature wall and exposed wooden beam create a striking impression, whilst a wood burning stove serves as a wonderful focal point. The kitchen is a well appointed modern space, fitted with an eye level oven and a central island with breakfast bar, hob and extraction, creating a sociable and stylish everyday cooking space. A door leads out to the rear garden.

First Floor

Stairs rise to the landing where three well proportioned bedrooms are found. The principal bedroom is a generous and characterful room with a striking brick feature wall, with all three bedrooms served by the modern family bathroom.

Outside

Garden

A large and private rear garden mainly laid to lawn, enjoying a pleasant outlook over the surrounding countryside. A shed is also found within the garden, providing useful additional storage.

Parking

Two allocated parking spaces are included with the property.

Useful Information

Energy Efficiency Rating E
Council Tax Band C
LPG Gas Fired Central Heating
Upvc Double Glazing
Mains Drainage
Freehold
No Onward Chain

Location and Directions

Buckland Newton offer a peaceful rural lifestyle with a strong sense of community. Surrounded by rolling hills and scenic walking routes, the

area is perfect for nature lovers and those seeking a quieter pace of life. The village has a well-regarded primary school with a collect bus service or a walk over the fields, a welcoming village pub - The Gagle of Geese, a village shop for everyday essentials, and a charming parish church. The village hall has a visiting post office and hosts regular events and activities and there is a wide variety of clubs/groups - from philosophy to the environment, as well as a thriving village youth club. With easy access to the market towns of Dorchester and Sherborne, residents enjoy the best of both country living and convenient connections.

Postcode DT2 7BU

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///mailboxes.backed.crib

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