



Mountain Ash Road
Dorchester



Situated in the sought-after area of Dorchester, just a short distance from the town centre, is this beautifully renovated mid-terrace home. The property boasts two inviting reception rooms, a kitchen, sun room overlooking the rear garden, three bedrooms, a loft room and ground floor bathroom. Externally, the property benefits from a fully enclosed, good-sized rear garden. EPC rating D.

Dorchester town is rich in Roman heritage, with sites such as the Dorset County Museum and Maiden Castle offering glimpses into its past. It is also well known for its literary connections to Thomas Hardy and being set amongst picturesque rural countryside. Dorchester offers shopping and social facilities with cinemas, museums, leisure centre and weekly market. There are many excellent restaurants, public houses and riverside walks. Doctor's, dentist's surgeries and the Dorset County Hospital are close by. Brewery Square is set within the heart of Dorchester and is a vibrant area offering further shopping and eating facilities with a central open space hosting several events throughout the year. There are train links to London Waterloo, Bristol Temple Meads, Weymouth and other coastal towns and villages, and there are regular bus routes to adjoining towns. The stunning surrounding countryside, and majestic Jurassic Coast, just a short drive away, make it a perfect balance of town and rural living.



A covered porch leads to the entrance door of the property, which in turn opens in to the property's hallway with original tiled flooring featuring throughout.

The property features two separate, yet interconnecting reception rooms, offering flexible living space to suit a variety of needs. One reception room is positioned at the front of the house and benefits from a large front-aspect window, making it an ideal sitting room. The second reception room is located towards the rear and provides direct access to the kitchen, making it a natural choice for a dining area.

The kitchen is fitted with a range of wall and base level units with worksurfaces over and tiled splash back. There is an integral Beko oven and four-ring electric hob. Space is allocated for additional white goods. Steps lead down to a sun room, which could also serve as a dining space if desired.



Completing the ground floor, is the bathroom, furnished with a suite comprising a panel enclosed bath, shower cubicle, WC, wash hand basin and heated towel rail. The room is complete with lino flooring throughout and the room also houses the central heating boiler.

Upstairs on the first floor, there are three bedrooms, all of which benefit from a front or rear aspect window, allowing plentiful natural light to enter the room. Bedroom one and three enjoy fitted storage.

On the top floor, there is a loft room offered, providing a further versatile space that could be used as a home office or hobby room,

Outside, the rear garden is fully enclosed and predominantly laid to patio, offering a low-maintenance outdoor space. A variety of established shrubs and trees are thoughtfully positioned throughout, adding greenery and privacy to the garden.

Services:

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

Local Authorities:

Dorset Council
County Hall
Colliton Park
Dorchester
Dorset
DT1 1XJ

The council tax band is C.

Flood Risk:

Enquire for up-to-date details or check the website for the most current rating.

<https://check-long-term-flood-risk.service.gov.uk/risk#>

Broadband and Mobile Service:

At the time of the listing, standard, superfast and ultrafast broadband are available.

Mobile phone service varies dependent upon your provider and we recommend you visit the Ofcom website checker to confirm.

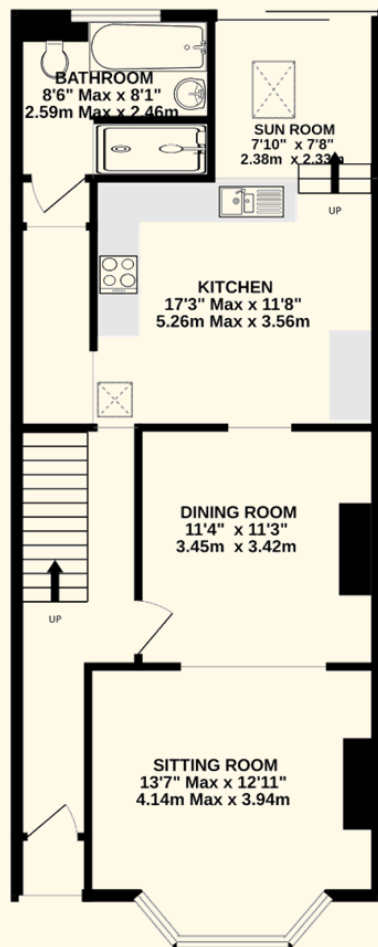
For up-to-date information please visit <https://checker.ofcom.org.uk>

Agents Notes:

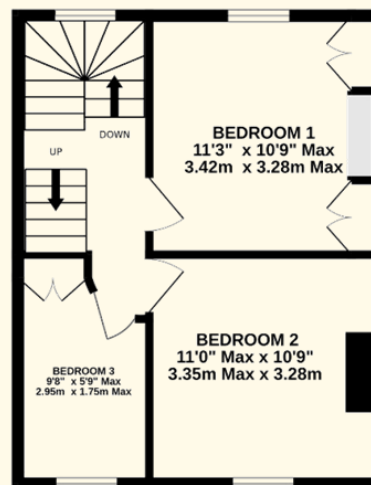
There is a rear gate, providing access to a public right of way.

Please note there is a trainline nearby.

GROUND FLOOR
697 sq.ft. (64.8 sq.m.) approx.



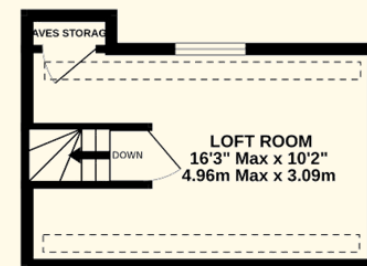
1ST FLOOR
367 sq.ft. (34.1 sq.m.) approx.



TOTAL FLOOR AREA : 1235 sq.ft. (114.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2025

2ND FLOOR
171 sq.ft. (15.9 sq.m.) approx.



Important notice: Parkers notify that: All sales particulars are prepared to the best knowledge and information supplied/obtained and exist to give a fair representation of the property. The purchaser(s) shall be deemed to have satisfied themselves as to the description of the property. Sales particulars should not be relied upon or used as a statement of fact. All measurements are approximate. Text, photographs and plans are for guidance purposes only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning: building regulation or other consent. Parkers have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.