



Symonds
& Sampson

6 Moraston Street
Poundbury, Dorset

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Poundbury
Dorset DT1 3RG

A well-appointed extended Victorian style townhouse with four bedrooms, two reception rooms, two bathrooms, enclosed garden and double garage, situated in the heart of Poundbury.



- Beautifully presented throughout
 - Well proportioned rooms
 - Modern kitchen/dining room
- Charming enclosed rear garden with direct access to double garage
 - Close to local school & amenities
 - Quiet location

Guide Price **£575,000**

Freehold

Poundbury Sales
01305 251154
poundbury@symondsandsampson.co.uk



THE PROPERTY

A beautifully presented elegant end of terrace townhouse conveniently situated close to Queen Mother Square and a range of local amenities. Built with a mellow brick-faced elevations under a slate tiled roof, the accommodation is arranged over three floors and finished to a high standard.

ACCOMMODATION

On the ground floor, a welcoming entrance hall which leads to a cloakroom, understairs storage cupboard and sitting room with a gas fire and surround. The open-plan kitchen/dining room is extensively fitted with an attractive range of wall and floor cupboards with worksurfaces over. There is a range of integrated appliances comprising fridge, freezer, dishwasher, built-in eye level double electric oven, 4 ring gas hob, extractor hood and an extended garden room with vaulted ceiling and French doors opening to the enclosed garden.

The first floor features two well-proportioned double bedrooms, one with built in wardrobes, there is also a family bathroom and airing cupboard. On the 2nd floor the principal bedroom benefits from an ensuite shower room and built in wardrobes. There is a further double bedroom with fitted wardrobes.

OUTSIDE

Externally to the front of the property there is a small open garden area with shrub and flower borders.

Outside, the beautiful enclosed rear garden is paved and has been tastefully planted with many herbaceous shrubs and plants to provide a stunning array of seasonal colours. There is a pedestrian rear access and access to a double garage with two up and over doors.

SITUATION

The property is situated in a convenient location close to The Great Field and Queen Mother Square, which provides a good range of amenities including Waitrose, 20-bedroom Duchess of Cornwall Inn, Luxury Monart Spa, butchers, gallery, coffee houses and restaurants. Across the Poundbury development there are a variety of boutiques, a veterinary practice, dentist surgery and doctor's surgery along with several specialist outlets.

DIRECTIONS

what3words:///lays.directly.reckoned

SERVICES

Mains gas, electric, water and drainage.
Gas fired central heating system.

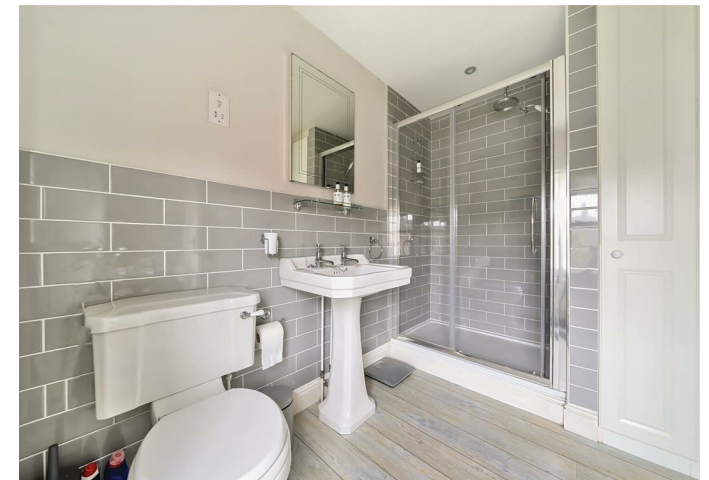
Broadband- Ultrafast broadband is available with up to 1800 Mbps download speed
Mobile phone coverage- Network coverage is limited indoors and likely outdoors
(Information from <https://www.ofcom.org.uk>)

Local Authority
Dorset Council Tel: 01305 251010

MATERIAL INFORMATION

Council Tax Band E
EPC C

Manco 2
We are advised that there is a sum of circa £200 pa payable to the Poundbury Estate.



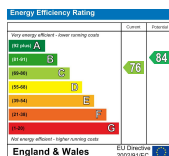
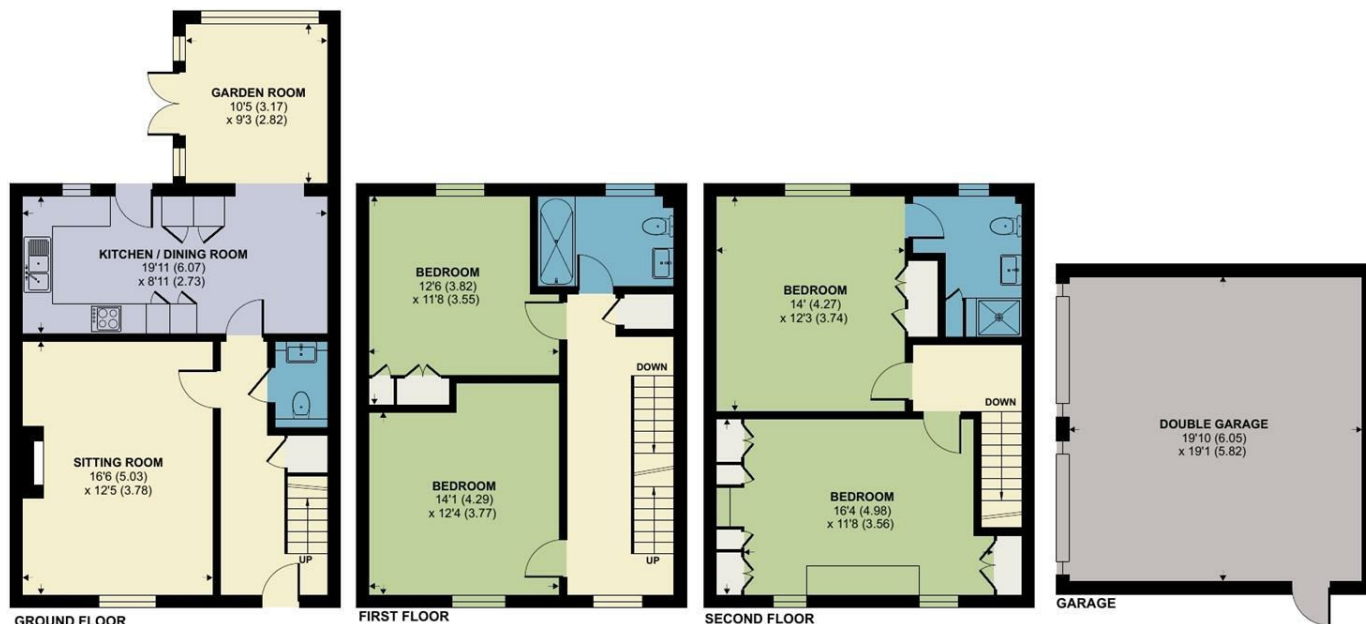
Moraston Street, Poundbury, Dorchester

Approximate Area = 1652 sq ft / 153.4 sq m

Garage = 379 sq ft / 35.2 sq m

Total = 2031 sq ft / 188.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Symonds & Sampson. REF: 1307224



Poundbury/PGS/23.06.25



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