

Rolfe East



4 Gainsborough Drive, Sherborne, Dorset, DT9 6DR

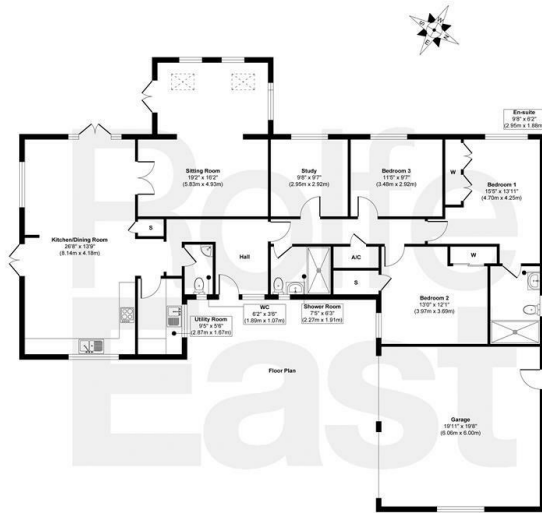
Guide Price £850,000

- STUNNING DETACHED FOUR BEDROOM BUNGALOW PRESTIGIOUS CUL-DE-SAC ADDRESS.
- PRESTIGIOUS CUL-DE-SAC ADDRESS OFF BRADFORD ROAD.
- OPEN-PLAN LIVING SPACE WITH 'WOW-FACTOR' KITCHEN DINING ROOM.
- WALKING DISTANCE TO SHERBORNE CENTRE AND RAILWAY STATION TO LONDON.
- DOUBLE GARAGE AND ENCLOSED PRIVATE DRIVEWAY PARKING FOR 4-5 CARS.
- GARDENS BOAST SUNNY SOUTHERLY AND WESTERLY ASPECTS.
- EXCELLENT LEVELS OF NATURAL LIGHT FROM DUAL AND TRIPLE ASPECTS.
- SUBSTANTIAL LEVEL CORNER PLOT OF A THIRD OF AN ACRE - (0.31 ACRES APPRX).
- UPVC DOUBLE GLAZING AND MAINS GAS FIRED RADIATOR CENTRAL HEATING.
- SHORT WALK TO NEARBY COUNTRYSIDE.

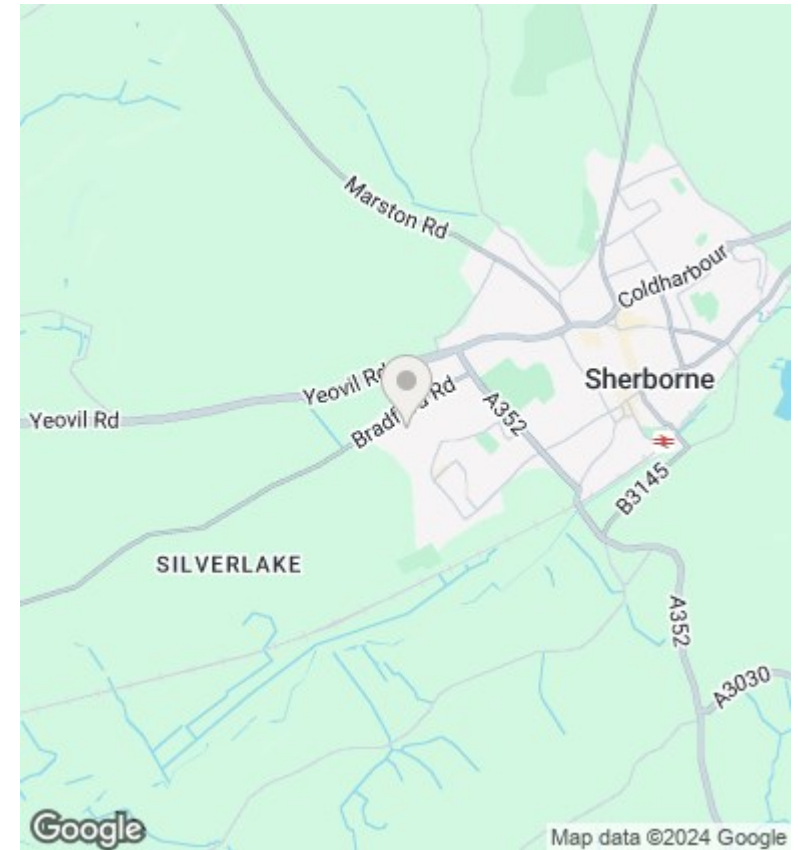
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Approx. Gross Internal Floor Area 2027 sq. ft / 188.37 sq. m
 © Rolfe East Sherborne 2024. This plan is for layout guidance only. Floorplan not drawn to scale unless otherwise stated. Door and Window openings are approximate. Whilst every care is taken in preparation of this floorplan, please check all dimensions, compass directions and shapes before making any decisions in relation to this property that may be relied on them.
 Produced by Elements Property



Directions

Viewings

Viewings by arrangement only.
 Call 01935814929 to make an appointment.

Council Tax Band

G

EPC Rating:

D

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			82
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	