

for sale

£220,000



## Saxon Maybank Bradford Abbas Sherborne DT9 6JN

This beautifully presented two bedroom barn conversion blends rustic charm with modern comforts. Featuring vaulted ceilings, exposed beams and exposed stonework. A truly unique home ideal for those seeking a tranquil retreat with standout features. Contact us today to organise a viewing.





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## Entrance Hall

Wooden double glazed door to the side, two velux windows, storage cupboard above the bedroom accessed by two small doors at ceiling level and a radiator.

## Utility Cupboard

Plumbing for a washing machine and a the gas central heating boiler.

## Open Plan Living Space

24' 8" x 12' 8" ( 7.52m x 3.86m )

## Living Area

Exposed timber A frames and stone work, double glazed french doors to the decking, wood flooring, wood burner television point and two radiators.





## Kitchen Area

Two double glazed windows to the side, fitted kitchen with wall and base units, stainless steel sink and drainer, integrated fridge/freezer, plumbing for a dishwasher and an integrated electric oven and gas hob with a cooker hood.

## Bedroom One

14' 11" max x 12' 7" max ( 4.55m max x 3.84m max )

Double glazed windows to the side and rear, vaulted ceiling, exposed A frame and stone, built in wardrobe, television aerial socket and a radiator.

## Ensuite

6' 10" max x 6' 1" max ( 2.08m max x 1.85m max )

Velux skylight, vaulted ceiling, shower cubicle, WC, wash hand basin, shaver point, extractor fan and a heated towel rail.

## Bedroom Two

10' 10" x 9' 1" ( 3.30m x 2.77m )

Double glazed window to the side and a radiator.

## Bathroom

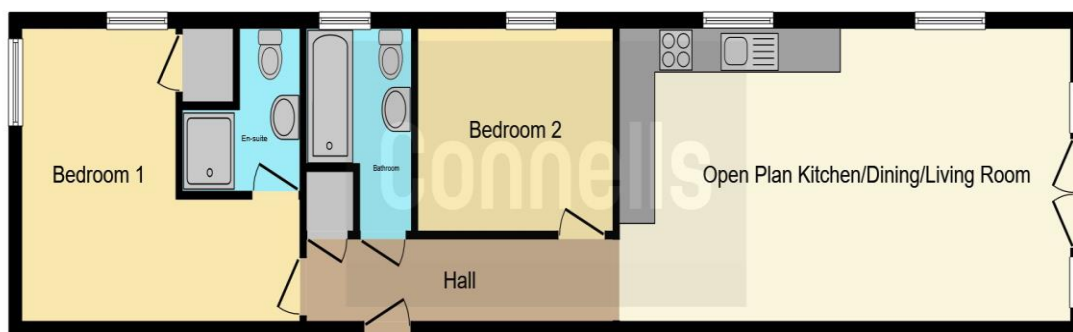
9' max x 5' 10" max ( 2.74m max x 1.78m max )

Double glazed window to the side, bath with mixer taps, shower attachment and a shower over, WC, wash hand basin, shaver point, extractor fan and a heated towel rail.

## Decking

Off the living space is a decking area with a built in Jacuzzi, outside power and complemented by stunning views.





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92 Cheap Street  
 SHERBORNE DT9 3BJ

Property Ref: SHR306413 - 0006

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: C Service Charge: 180.61

Ground Rent: 2674.75

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