



Firefly Barn, Bagber Common, Sturminster Newton, Dorset

An extremely versatile detached family house with over 3300 sq ft of accommodation and lovely west facing garden in a peaceful rural location with fine views over fields.

Guide Price
£1,350,000
Freehold

**Symonds
& Sampson**
ESTABLISHED 1858

Firefly Barn, Bagber Common, Sturminster Newton,

- Beautifully presented detached 5 bedroom house
- Spacious internal accommodation of over 3300 sq ft
- 30' kitchen with bi-fold doors to terrace and garden
 - Sitting room with exposed beams and open fire
 - Large galleried hall
 - Master bedroom with ensuite bathroom
 - 4 further bedrooms, 2 bath / shower rooms
 - Detached barn providing garaging and carport
 - Scope to convert first floor subject to necessary consents
 - West and south facing garden. About 0.6 acres

Viewing strictly by appointment through
Symonds & Sampson Sturminster Sales Office
on 01258 473766





Firefly Barn is a spacious detached house believed to have been converted in the 1990s from an original 1840s dairy barn. The house offers superb internal accommodation of over 3300 sq ft and retains many original character features such as exposed beams and timbers and stone floors. The large hall is open to full height with flagstone floor and could work very well as a dining hall, the sitting room is a stunning room with an open fire, exposed ceiling beams and a dual aspect. The kitchen / dining room at nearly 30' is a wonderful room with underfloor heating at the garden end, an Aga and bi-fold doors opening out to the lovely garden and terrace as well as making the most of the fantastic views over the neighbouring fields and enjoying superb sunsets. Off the hall is a study and garden room and there are two large double bedrooms and a family bathroom.

On the first floor there is a galleried landing with ample storage, bedroom 4, and a dual aspect 20' master bedroom with fantastic far-reaching views and sumptuous ensuite bathroom.

Beyond the kitchen there is a utility / laundry room and cloakroom. A spiral staircase leads to bedroom 5 with an ensuite shower room.

Outside a separate detached barn comprises a double car port, garage/work shop and mower shed. Stairs from the garage lead to a 30' first floor, currently excellent storage but with tremendous potential for additional accommodation or home office, subject to any necessary consents.

Situation

Bagber is a hamlet in the renowned Blackmore Vale, in a good location within easy striking distance of a number of small towns. Stalbridge, about 3 miles, has a large independent supermarket, butcher, dentist, library and primary school. Sturminster Newton has similar facilities including a primary school and secondary school.

Further independent schools are available in Sherborne, Blandford Forum and the surrounding areas.

There is a network of bridleways within a short distance of the property together with footpaths.

Directions

From Sturminster Newton head over the town bridge and turn right on the A357. Continue up the hill and down the other side turning right in the dip towards Bagber Common. Continue along this road where the entrance to Firefly Barn will be found on the left hand side.

Outside

The property is approached from the lane via a traditional farm courtyard where there are two other barns. Gates to the side of the house lead to the rear where there is parking and the garage. There is a lovely stone terrace also accessed from the kitchen and a very good sized garden of just under half an acre being predominantly west and south facing with super views over the adjoining countryside. To the west of the main lawn is an orchard with apple, fig, mulberry and apricot trees as well as a substantial and productive vegetable garden.

Services

Mains water and electricity are connected to the property. Private drainage. Oil fired central heating system.

Local Authority

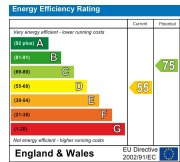
Dorset Council Tel: 01305 221000
Council Tax Band: F

Property Information

Broadband - Standard & superfast broadband is available.

Mobile phone coverage - Mobile network coverage is available indoors and outdoors for all networks (Vodafone data not available indoors)

(Information from Ofcom <https://www.ofcom.org.uk>)



Bagber Common, Sturminster Newton

Approximate Area = 3319 sq ft / 308.3 sq m (excludes carport)

Garage = 266 sq ft / 24.7 sq m

Outbuilding = 809 sq ft / 75.2 sq m

Total = 4394 sq ft / 408.2 sq m

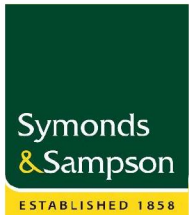
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Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Symonds & Sampson. REF: 1040596



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