



The Street, Charmouth
£250,000

FORTNAM
SMITH & BANWELL

The Holt

£250,000

The Property

Development opportunity with planning consent for an attic conversion and ground floor extension.

A pretty terrace cottage situated in the popular seaside village of Charmouth. Requiring complete refurbishment. The Holt currently has planning consent to remodel the existing accommodation and add an attic conversion and ground floor extension to create a stylish and spacious home.

The completed accommodation could provide an entrance hall, living room, open plan kitchen/dining area with doors opening to an enclosed courtyard. Also offering a family bathroom, three enlarged bedrooms including a newly created bedroom with an en suite in the extended loft space presenting the opportunity to enjoy views of the rolling hills beyond the village.



The desirable West Dorset village of Charmouth sits on the stunning Jurassic coast close to the picturesque town of Lyme Regis. The village boasts a number of local shops including a convenience store, pharmacy, newsagents and bakers along with 2 village public houses, café and fish and chip shop.

There is a village school with a bus service to Woodroffe school in Lyme Regis. The nearby market town of Axminster has a mainline station with connections to London, Waterloo and Exeter.





Local Authority: Dorset Council
Council Tax Band: C
Tenure: Freehold

EPC TBA
Services

We are advised all mains services are connected.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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