



Glyde Path Road, Dorchester, Dorset

A characterful and elegant renovated house in Dorchester town centre with 3 bedrooms and an ensuite with the master bedroom.

Guide Price
£340,000
Freehold

**Symonds
& Sampson**
ESTABLISHED 1858

**33 Glyde Path Road,
Dorchester, Dorset,
DT1 1XE**

- Grade II Listed
- Beautiful period features
 - Courtyard garden
- Central Dorchester town location
- Excellent decorative order throughout
 - Kitchen / dining room
 - Downstairs cloakroom
 - Council Tax Band B

Viewing strictly by appointment
Symonds & Sampson
01305 261008





The Property

An elegant Grade II Listed Victorian spacious terraced house filled with period character and charm being tastefully upgraded and refurbished by the current vendor and situated in Dorchester, within a short walk of the town centre.

On entering the property you are welcomed with a stunning hallway filled with natural light coming from a large stain glass window on the first floor and a window on the ground floor and there is under stairs cupboards offering handy storage. Victorian style tiles flow through the hall and round the corner to the cloakroom with WC and space to hang coats. The main sitting room is a well proportioned room with high ceilings and ornate arched windows to the front with restored working shutters and a central period open fireplace and ceiling coving.

The kitchen dining room has been fitted with a modern kitchen with integrated appliances including a built in fridge, washing machine, oven, gas hob and extractor fan over. The combination gas boiler is fitted neatly tucked in to

a kitchen cupboard. There is a great space for a dining table and chairs and there's a glazed door giving access to the rear courtyard garden.

Stairs with original balustrade rises to a landing area and there are 3 bedrooms and a fully tiled family bathroom with bath and shower attachment. The master bedroom to the front of the house has a door to the ensuite shower room and there are 2 other bedrooms.

Outside

A private and enclosed delightful rear courtyard garden accessed via the kitchen. Low maintenance and mainly laid to gravel with a flower border to one side, outside tap and securely enclosed in by attractive brick wall.

On street residents parking on the road. Parking permits are also available to be able to park in the Dorset Council carpark (Colliton Car Park) located in close proximity.

Situation

The property is situated within the heart of Dorchester town, providing a good range of shops, restaurants and leisure facilities. The Dorset County Hospital is nearby. There are numerous sports clubs in the town including cricket, rugby, football, tennis and golf.

The property falls within the catchment area of a number of highly regarded schools.

There are many footpaths and bridleways across the beautiful surrounding countryside. The Jurassic Coastline is a few miles to the south with some sandy beaches, outstanding walks and the opportunity to enjoy a number of water sports activities.

Dorchester South and Dorchester West train stations provide direct services to London Waterloo and Bristol Temple Meads respectfully.

Services

All main services are connected.

Broadband - Ultrafast speed available

Mobile - It is reported that you are likely to have network coverage for both indoors and outdoors (<https://www.ofcom.org.uk>)

Local Authority

Dorset Council

01305 251010 and www.dorsetcouncil.gov.uk

Council Tax Band: B

EPC: E

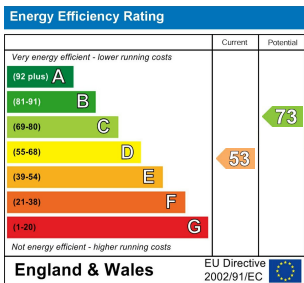
Directions

From the Top O' Town roundabout head East down High West Street. Glyde Path Road is the first exit on your left, before Shire Hall and is pedestrianised. Continue along the road, passing Colliton Street, and after a short distance the property will be on your right-hand side.

Glyde Path Road, Dorchester

Approximate Area = 1056 sq ft / 98.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ncheom 2024. Produced for Symonds & Sampson. REF: 1119278



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