

A photograph of a three-story white house with a curved bay window. The house has a dark roof and a brick chimney. A large, leafless tree stands to the left of the house. A brick wall runs along the front of the property. The house is surrounded by a green lawn. The sky is blue with some clouds.

Symonds  
& Sampson

## 2 Lime Tree House

Princes Street, Dorchester, Dorset



# 2 Lime Tree House

Princes Street, Dorchester  
Dorset, DT1 1TW

A bright and spacious one-bedroom ground floor flat, ideally located close to the town centre. Communal garden and allocated parking space.

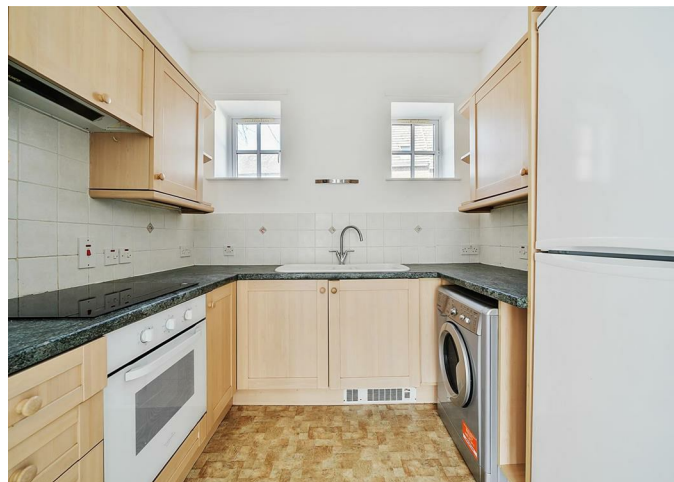


- Leasehold 973 years remaining
  - Ground floor flat
- Well presented throughout
  - One double bedroom
  - Allocated parking
  - Communal garden
- Close to Town Centre
  - No forward chain

Guide Price £160,000

Leasehold

Dorchester Sales  
01305 261008  
[dorchester@symondsandsampson.co.uk](mailto:dorchester@symondsandsampson.co.uk)





## THE PROPERTY

Well presented throughout, the property offers generous accommodation with plenty of natural light. The entrance hall has a useful storage cupboard and leads into a large sitting/dining room, bathed in sunlight from a south-facing bay window overlooking the well-maintained communal garden.

Double doors open to the kitchen, which is fitted with a range of wall and base units and provides space for freestanding appliances.

The double bedroom is a good size, also south-facing and filled with natural light, and benefits from fitted wardrobes running the full length of one wall. The accommodation is completed by a bathroom with a white suite, comprising a bath with shower over, hand basin, and WC.

## OUTSIDE

There is a charming walled communal garden and an allocated parking space accessed via Princes Mews West.

## SITUATION

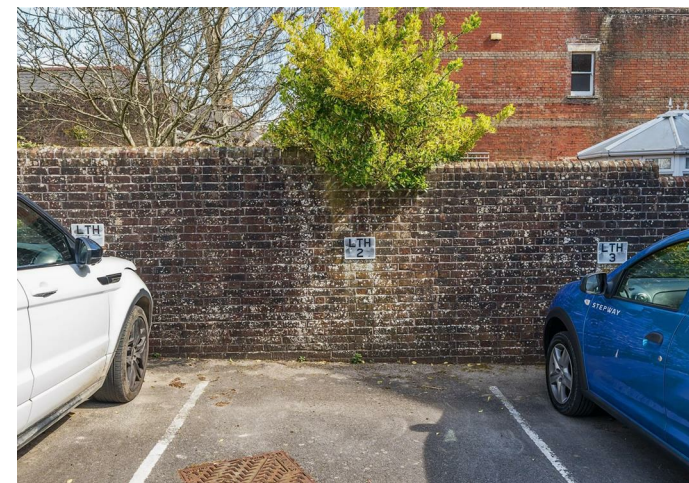
The county town offers a wide range of shops, restaurants and leisure facilities, including the vibrant Brewery Square development featuring a variety of shops, restaurants, and a cinema. The Dorset County Hospital is nearby as are a number of highly regarded schools.

Dorchester South and Dorchester West stations in the town provide mainline rail services to London Waterloo and Bristol Temple Meads respectively.

The town is home to numerous sports clubs, including cricket, rugby, football, tennis, and golf. 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.

## DIRECTIONS

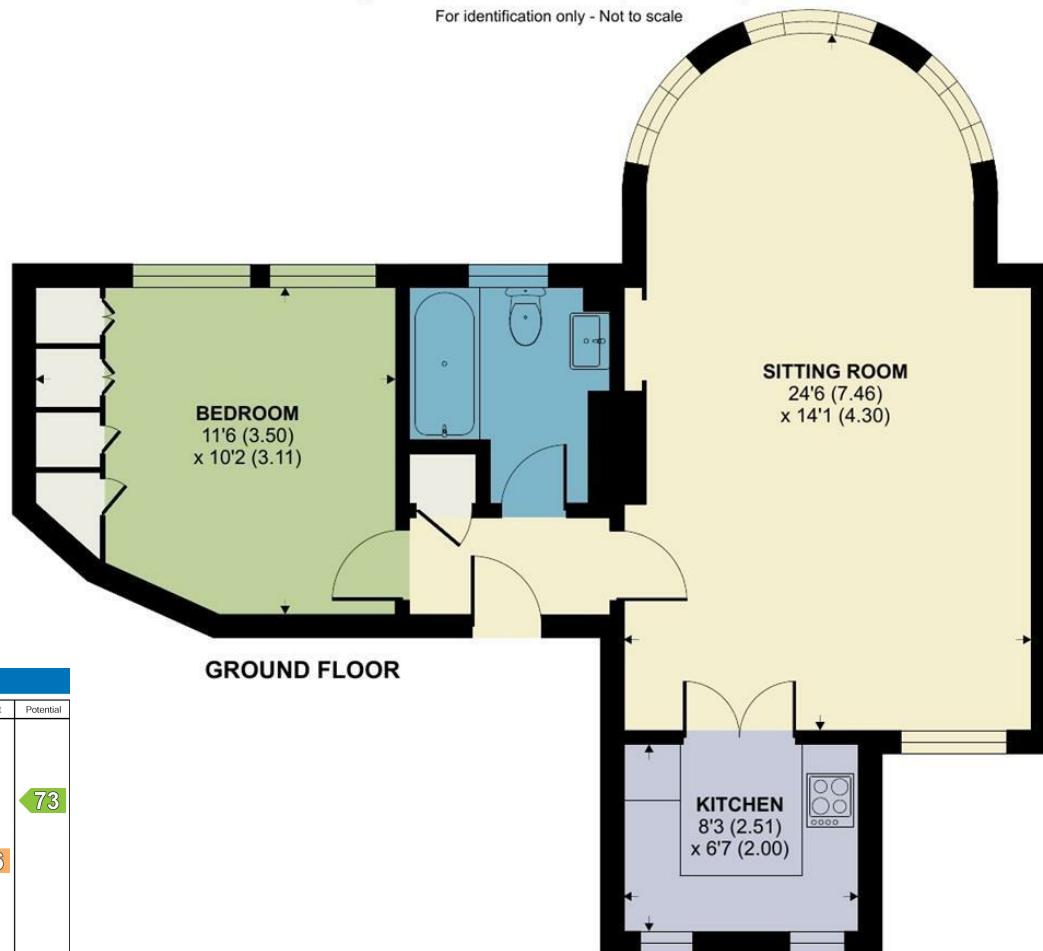
What3words:///spray.backpacks.nutty



# Lime Tree House, Princes Street, Dorchester

Approximate Area = 596 sq ft / 55.4 sq m

For identification only - Not to scale



GROUND FLOOR

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

73

46



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2025. Produced for Symonds & Sampson. REF: 1269131



## SERVICES

Mains electricity, water and drainage.  
Night storage heating.

Broadband - Ultrafast speed is available.  
Mobile - Likely coverage both indoors and outdoors on the EE and Three networks.  
(<https://www.ofcom.org.uk>)

Council Tax Band: B (Dorset Council - 01305 251010)

## MATERIAL INFORMATION

The property falls within a conversation area.

Lease is 999 years from 1st January 1999 (973 years remaining).  
Block service charge of £875.00 per annum, paid on a quarterly basis (£218.75 x4)  
Estate service charge of £316.00 per annum, paid on a half yearly basis (£158.00 x2)  
Payments are paid to Wessex Place Management Limited.

Dorchester/ATR/14.05.2025Rev



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